



SR 522 Bus Rapid Transit

APPENDIX G

Historic and Cultural Preservation Technical Report



Bus Rapid Transit

SR 522 corridor

Historic and Cultural Preservation Technical Report

March 2021

Summary

The SR 522/NE 145th BRT Project (project) is part of a new bus rapid transit (BRT) system that would provide fast, frequent, and reliable bus service along the State Route (SR) 522/NE 145th project corridor, with interconnections to light rail and other bus service in the region.

This technical report reviews historic and cultural resources located within the project area, as identified through desktop research and archaeological and architectural surveys. The archaeological survey included pedestrian survey, subsurface archaeological survey, shovel probe survey and archaeological coring. The architectural survey reviewed properties located within the area of impacts (AI).

Historical Research Associates, Inc. (HRA) recommends that of 142 surveyed, listed or eligible historic-period, built-environment resources within the AI, 25 are either listed or eligible for being listed in local, state or national registers of historic places. Of the 25 eligible or listed resources, one, the Washington Federal Savings and Loan at 14360 15th Avenue NE in Seattle, is slated for demolition and would be adversely impacted by the project, as proposed. Sound Transit plans to coordinate with Washington Department of Archaeology and Historic Preservation and other interested parties, likely including the City of Seattle, regarding this resource. If needed, potential mitigation includes additional documentation of the building beyond this report and public dissemination of additional documentation.

Two archaeological sites have been recorded in Bothell that are located within or adjacent to the AI. Site 45KI822, a historic road grade, has not been formally evaluated. Site 45KI451, a historic railroad grade, has been determined not eligible for listing in the National Register of Historic Places. The Acacia cemetery (Acacia Memorial Park and Funeral Home) in Lake Forest Park is immediately adjacent to the AI but would not be impacted by the project. Subsurface archaeological investigations for this project generally demonstrated that the AI has been disturbed and has little to no archaeological potential. However, geoarchaeological coring at the Lake Forest Park park-and-ride location identified a buried surface with high archaeological potential. Given that there is an ethnographically recorded village at this location, HRA recommends additional preconstruction archaeological investigations at this location specifically. Elsewhere within the AI, no monitoring or additional investigations are recommended, and work should occur following an Inadvertent Discovery Plan that provides protocols for what would be done if potential resources are encountered during construction.

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Appendices

Appendix A Survey Results Maps

Appendix B Geoarchaeological Maps

Appendix C Historic Property Inventory Forms

Acronyms and Abbreviations

ADA	Americans with Disabilities Act
AI	area of impacts
BAT	business access and transit
BEB	Battery Electric Bus
BMC	Bothell Municipal Code
B.P.	before present
BRT	bus rapid transit
ca.	circa
cmbs	Centimeters below ground surface
COBRHL	City of Bothell Register of Historic Landmarks
DAHP	Washington Department of Archaeology and Historic Preservation
DEA	David Evans and Associates, Inc.
FTA	Federal Transit Administration
GPS	global positioning system
HPI	historic property inventory
HRA	Historical Research Associates, Inc.
HSR	historic structures report
I-5	Interstate 5
I-405	Interstate 405
ITS	intelligent transportation system
KCC	King County Code
KCRHP	King County Register of Historic Places
NP	Northern Pacific Railway
NRHP	National Register of Historic Places
PT&T	Pacific Telephone and Telegraph Company
RCW	Revised Code of Washington
ROW	right-of-way
SCL	Seattle City Landmark
SEPA	State Environmental Policy Act
SHA	Seattle Housing Authority
SMC	Seattle Municipal Code
SP	shovel probe
SR	State Route
TSP	transit signal priority
UW	University of Washington
WAC	Washington Administrative Code
WHR	Washington Heritage Register
WISAARD	Washington Information System for Architectural and Archaeological Records Data
WPA	Works Progress Administration

1 PROJECT DESCRIPTION

1.1 Overview

The SR 522/NE 145th BRT Project is part of a new bus rapid transit (BRT) system that would provide fast, frequent, and reliable bus service along the State Route (SR) 522/NE 145th project corridor, with interconnections to light rail and other bus service in the region. The project would provide BRT service (to be called “Stride”) along about 9 miles of roadway between the Sound Transit Shoreline South/148th Station link light rail station¹ and the SR 522/I-405 Transit Hub. The transit hub is in the design phase and is being provided by the Washington Department of Transportation I-405/SR 522 Vicinity to SR 527 Express Toll Lanes Improvement Project.

The project would include business access and transit (BAT) lanes, transit queue bypass lanes, signal upgrades and transit signal priority (TSP) for transit speed and reliability, three new park-and-ride garages (Lake Forest Park, Kenmore and Bothell), and twelve BRT stations² between the Shoreline South/148th Link light rail station and the SR 522/I-405 Transit Hub.

The project would also include constructing or reconstructing sidewalks where BAT lanes and transit queue bypass lanes are constructed and at some intersections in the immediate vicinity of BRT stations. Some transit queue bypass lanes and BAT lanes would result in roadway widening. Intersection and sidewalk construction includes upgrading curb ramps to current Americans with Disabilities Act (ADA) standards.

Right-of-way (ROW) acquisitions and easements would occur to allow for construction and operation of the BRT service and related access improvements. Stormwater management would be provided as needed to comply with pertinent law and codes. Utility connections would be provided as necessary.

Most BRT station platforms (e.g., the sidewalk that the shelter sits upon) would be double-length platforms (accommodating two 60-foot coaches) to accommodate shared use by Sound Transit with King County Metro and Community Transit buses (the three transit agencies operating in the corridor). SR 522/NE 145th BRT service would be provided with 12 three-door articulated coaches with the Stride brand, including 10 Battery Electric Buses (BEBs) and 2 diesel hybrid buses. Service headways (the amount of time between bus arrivals at a stop) would be 10 minutes, which translates to 12 total BRT vehicles per hour along the project corridor. Sound Transit would prioritize use of the BEBs for this service as much as possible, and the BEBs (rather than the diesel hybrid buses) would be the bus type used for most of the service, all day. The span of service would be 19 hours on Monday through Saturday and 17 hours on Sunday. The estimated 2042 ridership forecast for the SR 522/NE 145th BRT system is approximately 8,900 riders per day.

Station shelters would have a consistent look and feel throughout the BRT system, but individual platform design would vary based on site conditions and transit integration assumptions at each location. Each station would include Stride-branded shelters and lighting, and most platforms would be elevated 9 inches to ease boarding and alighting. Platform types

¹ Environmental review of the Shoreline South/148th Station occurred as part of the Sound Transit Lynnwood Link Extension Project State Environmental Policy Act Environmental Impact Statement.

² Each station proposed for construction as part of this project includes an eastbound platform and a westbound platform.

would be either flow-through (sidewalk passes through the platform) or pass-behind (sidewalk passes behind the platform). The project would also include intelligent transportation systems (ITS) elements: off-board fare payment, electronic rider information with bus arrival times, Computer-Aided Dispatch/Automatic Vehicle Location, TSP, and enhanced safety and security at certain stations.

Figure 1-1 (Proposed project) and **Figure 1-2** (Proposed project, aerial background) shows the proposed project, including the route, station locations and park-and-ride garage locations. The State Environmental Policy Act (SEPA) Checklist document includes layouts for the three park-and-ride garages. This report reflects the project as described and as shown in the Conceptual Engineering Design Plans (see Appendix A of the SEPA Checklist).

The following is a summary of the proposed project's major elements, by segment:

- **Segment 1: Seattle/Shoreline** (NE 145th Street): westbound transit queue bypass lane on NE 145th Street between a point east of 8th Avenue NE and 5th Avenue NE, transit queue bypass lanes on NE 145th Street at 15th Avenue NE in each direction, two stations (15th Avenue NE and 30th Avenue NE), and an additional lane eastbound on NE 145th Street approaching SR 522 to provide a shared bus left-turn/general-purpose traffic through lane.
- **Segment 2: Lake Forest Park**: northbound/eastbound BAT lane from approximately NE 145th Street to south of Brookside Boulevard NE; reconstructed BAT lane southbound/westbound between Beach Drive and 38th Avenue NE; a new 300-stall park-and-ride garage located at the Lake Forest Park Town Center; three stations (NE 153rd Street, NE 165th Street and Lake Forest Park Town Center); retaining walls in certain locations; and minor roadway, roadside and intersection improvements in certain locations where other improvements would occur.
- **Segment 3: Kenmore**: three stations (61st Avenue NE, 68th Avenue NE and Kenmore Park-and-Ride) and a new park-and-ride garage providing 300 additional stalls at the Kenmore Park-and-Ride, including vehicle access modification.
- **Segment 4: Bothell**: northbound/eastbound center bus-only lane to bus-only left-turn lane along SR 522 beginning approximately 700 feet south of Hall Road (just north of the Yakima Fruit Market & Nursery) to 98th Avenue NE; four stations (98th Avenue NE at NE 182nd Street, NE 185th Street at 104th Avenue NE, Beardslee Boulevard at University of Washington [UW] Bothell/Cascadia College, and Beardslee Boulevard near NE 195th Street); a new park-and-ride garage at a site (southwest of where 98th Avenue NE would meet NE 185th Street) providing 300 net additional parking spaces; new traffic signal and intersection reconstruction on NE 185th Street at 104th Avenue NE and at Beardslee Boulevard; and sidewalks, planting strips and minor intersection improvements at certain locations where other improvements would occur.

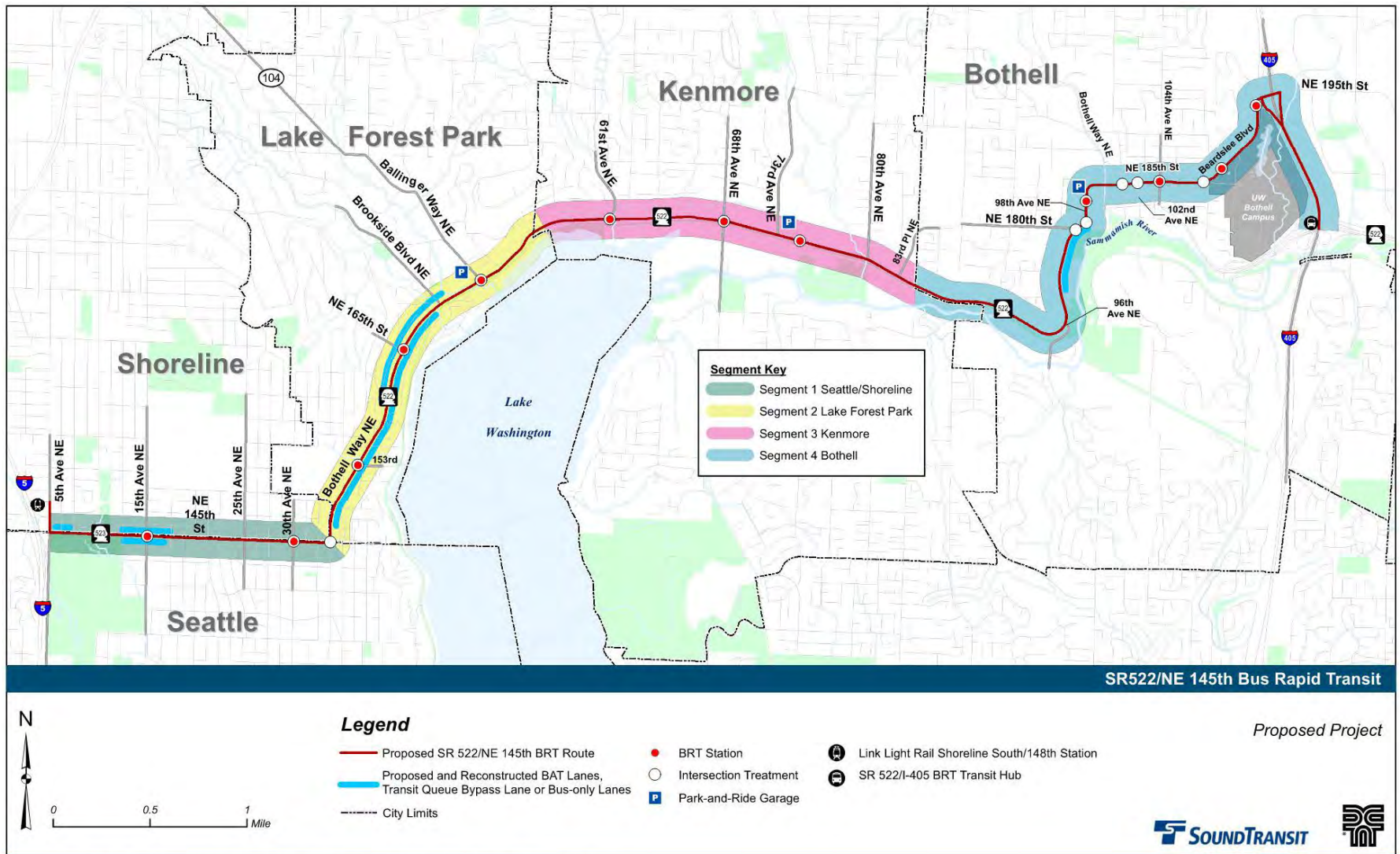


Figure 1-1 Proposed project

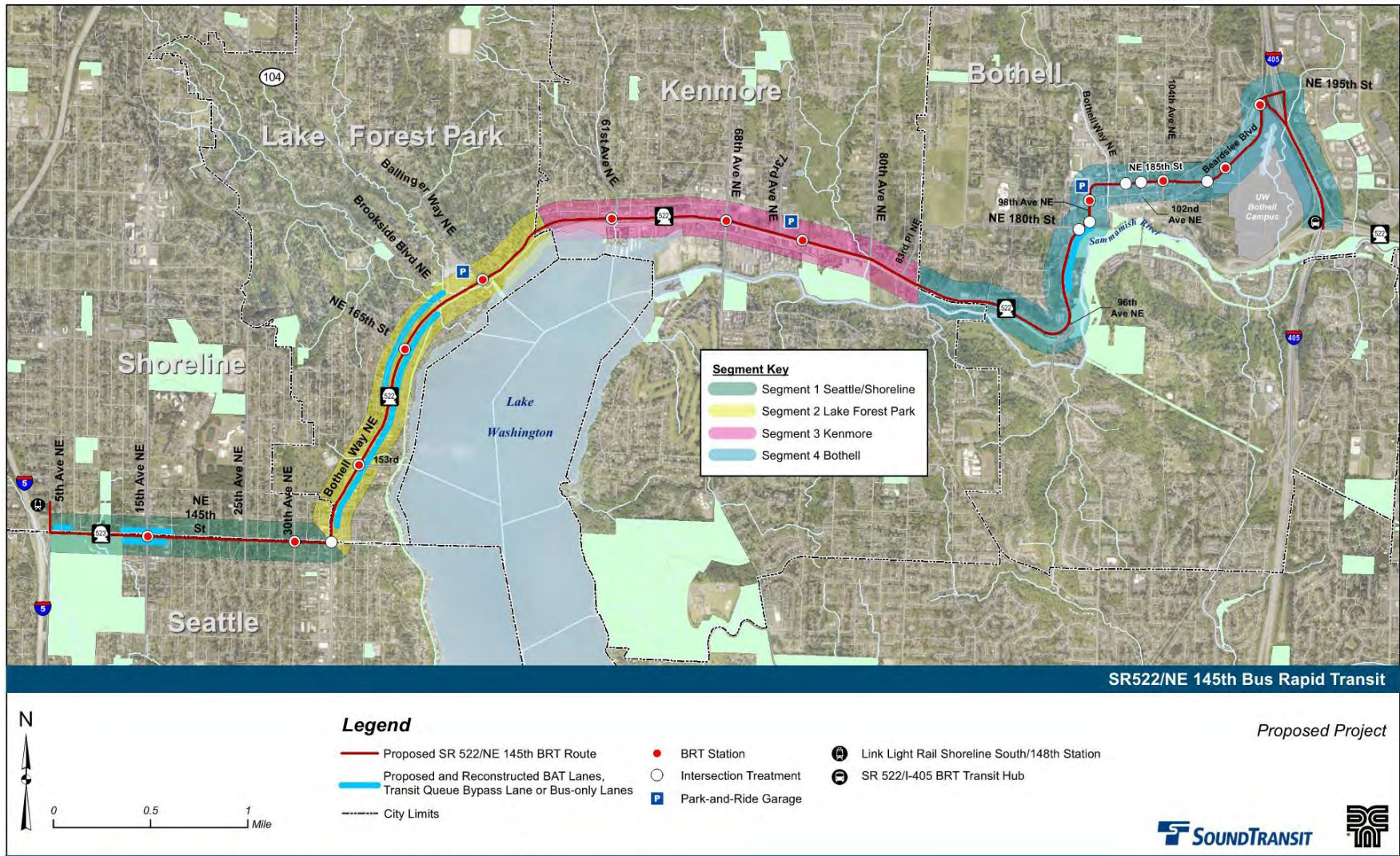


Figure 1-2 Proposed project, aerial background

1.2 Purpose of report

The following report provides the results of a cultural resources survey and inventory conducted for the project. Before this survey, a desktop analysis was conducted to review archival records (i.e., cultural resources survey reports, archaeological site records, historic property inventory [HPI] forms, historic register information, cemetery records and ethnographic histories) and probability estimates for archaeological resources. Also conducted as part of the desktop analysis was a record review of all property parcels within and adjacent to the area of impacts (AI) with buildings, structures and objects constructed prior to 1975 (Stevenson et al. 2018).

The survey and inventory included an archaeological investigation of the AI and a survey of historic-period, built-environment resources within the AI, as well as geoarchaeological investigations of two of the three proposed park-and-ride facilities. This technical report identifies cultural resources that could potentially be impacted by the project, and provides analysis and recommendations regarding the project's potential impacts under SEPA.

1.3 Regulatory context

At the time of writing, no federal revenue sources will be used to fund the project, and no federal permits are believed to be required for the project. The project must comply with Washington's SEPA as it pertains to cultural resources review. Additionally, the project must comply with local regulations including King County (King County Code [KCC] 20.62.040), Seattle (Seattle Municipal Code [SMC] 25.12.350), and Bothell (Bothell Municipal Code [BMC] 22.16.010) municipal codes related to the evaluation of built-environment resources.

1.4 Area of impacts

The AI designates the area in which the project could directly or indirectly impact either archaeological or historic-period built-environment resources, including the viewsheds of architectural resources; the AI is shown in **Figure 1-3** (Area of impacts). In locations where the proposed project includes elements (new bus stations, retaining walls or planter buffers) not exceeding 15 feet in height, the AI includes one parcel in all directions. If the added parcel is a ROW, the next adjacent parcel (up to 200 feet) is also included. For elements above 15 feet in height (park-and-ride garages), the AI has been expanded to a total of 200 feet in all directions. Where activities have no potential to impact viewsheds (i.e., at-grade improvements or improvements not exceeding 1 foot in height), the AI is limited to the ROW.

For purposes of archaeological resources, archaeological surveys are limited to multiple discrete locations that would be directly impacted by ground-disturbing activities associated with project construction.

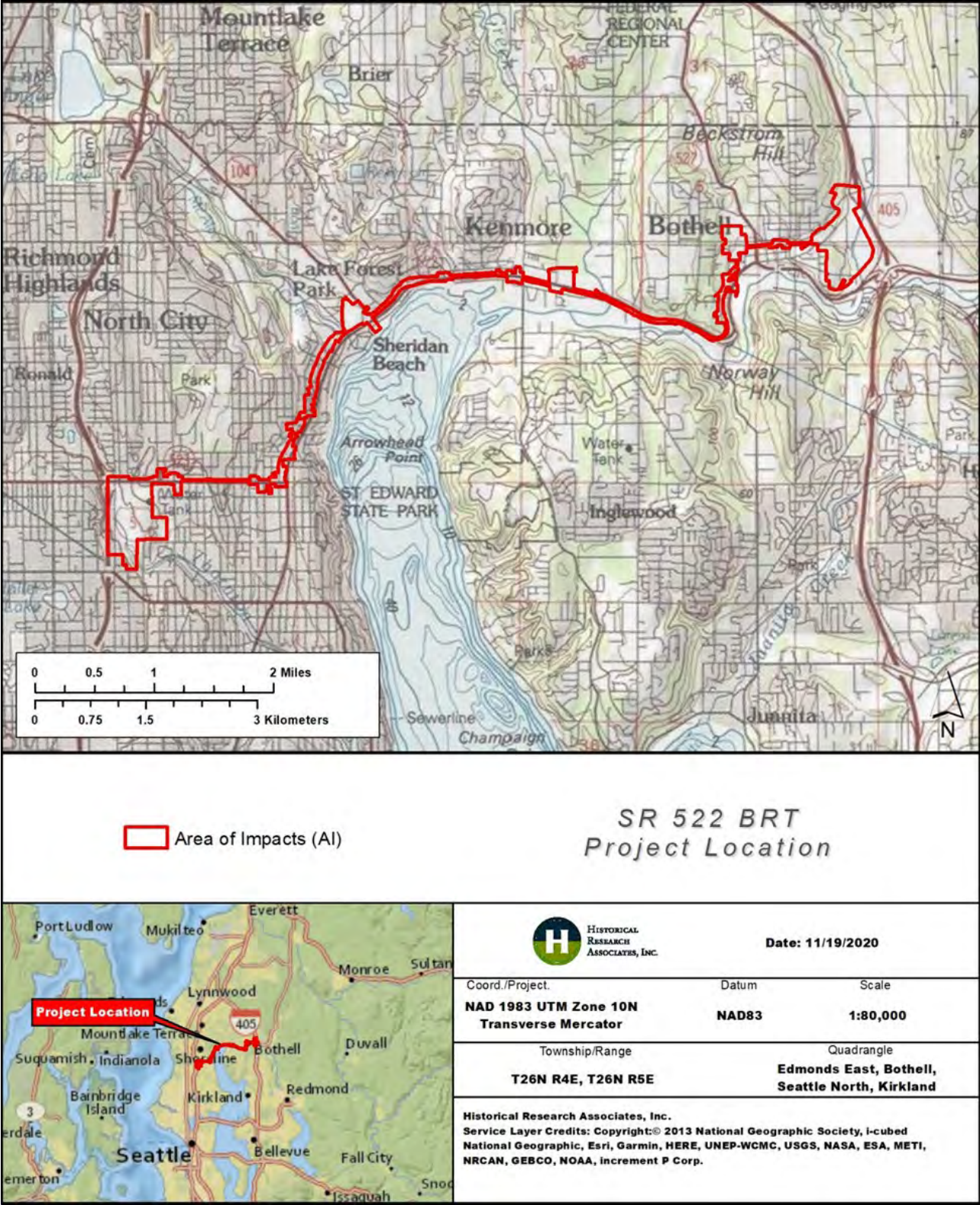


Figure 1-3 Area of impacts

2 BACKGROUND RESEARCH

HRA conducted archival research for the project in 2018 (Stevenson et al. 2018) and, in preparing this report, confirmed that no new archaeological sites or cemeteries have been recorded within the AI since that research was completed. Six other cultural resources studies have been completed and uploaded to the Washington Department of Archaeology and Historic Preservation's (DAHP's) online database, the Washington Information System for Architectural and Archaeological Records Data (WISAARD), since the original 2018 research was completed. See **Table 2-1** (Previous cultural resources studies conducted within the 0.5-mile search radius of the AI). Of these studies, only one overlaps with the current AI—a street improvement project along NE 188th Street. No cultural resources were recorded as a result of this archaeological survey (Viloudaki et al. 2018).

Table 2-1 Previous cultural resources studies conducted within the 0.5-mile search radius of the AI

National Archaeological Database Number	Title	Citation	Distance and Direction from AI	Cultural Resources Recorded within AI
1692789	Cultural Resources Review of the Juanita Drive NE Pedestrian and Bicycle Improvements Project (CIP Project T-41), Kenmore, King County, Washington	Baldwin et al. 2017	0.4 mile south	None
1691271	Addendum Report: Cultural Resources Study for the West Sammamish River Bridge Replacement Project Supplemental APE	Mayer 2018	< 0.1 mile south	None
1692198	Cultural Resources Assessment for the NE 188th Street Non-Motorized Improvements Project, Bothell, King County, Washington	Viloudaki et al. 2018	Within	None
1692483	Cultural Resources Assessment for Burke Gilman Trail Repairs Between 91st Ave NE and Red Brick Road Park, King County, Washington	Kopperl 2019	Adjacent	None
1693060	Cultural Resources Review for the Bothell Downtown Lot D Project, Bothell, Washington	Colón and Ferris 2019	Adjacent	None
1693371	68th Avenue NE Pedestrian Bicycle Improvements Project, Cultural Resources Assessment, Kenmore, King County, Washington	Valentino et al. 2019	0.2 mile north	None

Additionally, no new historic, built-environment resources have been found eligible for listing or listed in the Washington Heritage Register (WHR) or National Register of Historic Places (NRHP) since HRA's memo was completed (Stevenson et al. 2018). Please see Section 6.2 for a discussion of the architectural survey for the project and the criteria for listing in the WHR and NRHP.

The NRHP-eligible built-environment resource in the AI is the W.A. Anderson Building/McMenamins Anderson School (DAHP Property No. 40483) located at 18603 Bothell Way NE in Bothell. The building was constructed between 1931 and 1948. In 2015, the Transportation Improvement Board determined the building was eligible for listing in the NRHP (DAHP 2020). The building is significant for its association with education (Criterion A); for its association with numerous individuals, including United States Senator Patty Murray (Criterion B); and for its mix of Georgian and Art Deco features (Criterion C). The NRHP-listed built-environment resource in the AI is the Dr. Reuben Chase house located at 17819 113th Avenue NE in Bothell (DAHP Property No. 675286). The building, constructed in 1885, was listed in the NRHP and WHR in 1990 under Criterion B for its association with Bothell's first doctor and under Criterion C as an example of pioneer-era architecture in Bothell (Garwood 1989).

3 ENVIRONMENTAL CONTEXT

Environmental variables such as topography, geology, climate, flora and fauna affect the way humans use the landscape. The following information presents the resources that would have been available to precontact- and ethnographic-period groups inhabiting, seasonally frequenting and traversing through the AI and the surrounding vicinity.

3.1 Topography and geology

The AI is situated in the Puget Lowlands geographic zone, in the Sammamish River and Lake Washington watershed. The Puget Trough physiographic province stretches the entire length of Washington State from the Canadian border to the Oregon border. The landscapes within the Puget Trough are characterized as having moderate relief, rarely exceeding an elevation of 525 feet. The rolling topography surrounding the AI is primarily a result of Pleistocene glaciation (Franklin and Dyrness 1973).

During the most recent glacial episode, known as the Fraser Glaciation (circa 19,000 to 16,000 years ago), the Puget Lobe of the Cordilleran Ice Sheet scoured and covered the region surrounding the AI. The Puget Lobe extended as far south as Centralia, Washington. Measured 4,000 feet in thickness, its weight depressed elevations in Puget Sound (Dethier et al. 1995; Porter and Swanson 1998). After approximately 17,000 years ago, the continental glaciers in northwestern Washington receded rapidly northward, leaving proglacial lakes and depositing glacial till, drift, and outwash sediments over a majority of the area. By 16,000 years ago, the glaciers had retreated completely, and the landforms of the Puget Sound region responded through rapid isostatic rebound, taking the next several thousand years (until approximately 12,500 years ago) to achieve equilibrium with sea levels (Beechie et al. 2001; Dethier et al. 1995; Thorson 1981; Waitt and Thorson 1982). Even after equilibrium was reached, sea levels in the Puget Sound continued to rise until around 5,000 years ago, covering once bare lands near the coastlines (Galster and Laprade 1991; Thorson 1981). Continuing terrain modification was limited largely to local-level effects of water erosion, mass sediment movements and aeolian deposition of material from volcanic activity of windward peaks (McKee 1972).

As shown in **Figure 3-1** (Overview of western portion of AI showing surficial geology overlain on LiDAR elevation data) and **Figure 3-2** (Overview of eastern portion of AI showing surficial geology overlain on LiDAR elevation data), the AI traverses several different sediment types, including deposits emplaced during the last glacial period, as well as post-glacial deposits (Minard 1985; Yount et al. 1993). Pleistocene glacial drift and till covers the majority of the AI along NE 145th Street and west of Lake Washington. Holocene alluvial deposits are found along the margins of Lake Washington and in lower elevation areas to the east. A Holocene-aged peat deposit is mapped within the AI near the intersection of 30th Avenue NE and NE 145th Street.

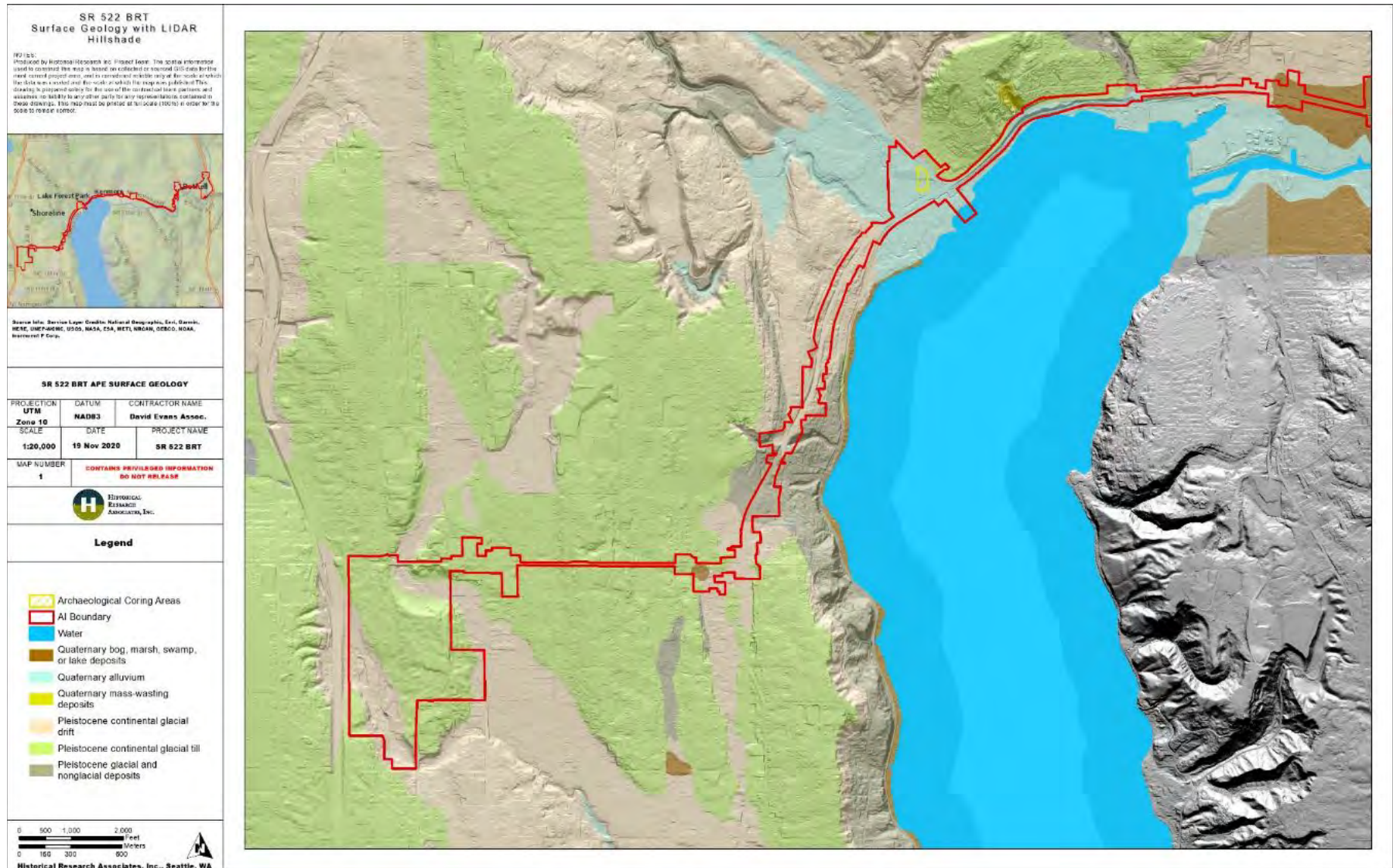


Figure 3-1 Overview of western portion of AI showing surficial geology overlain on LiDAR elevation data (Locations where archaeological coring occurred are indicated)

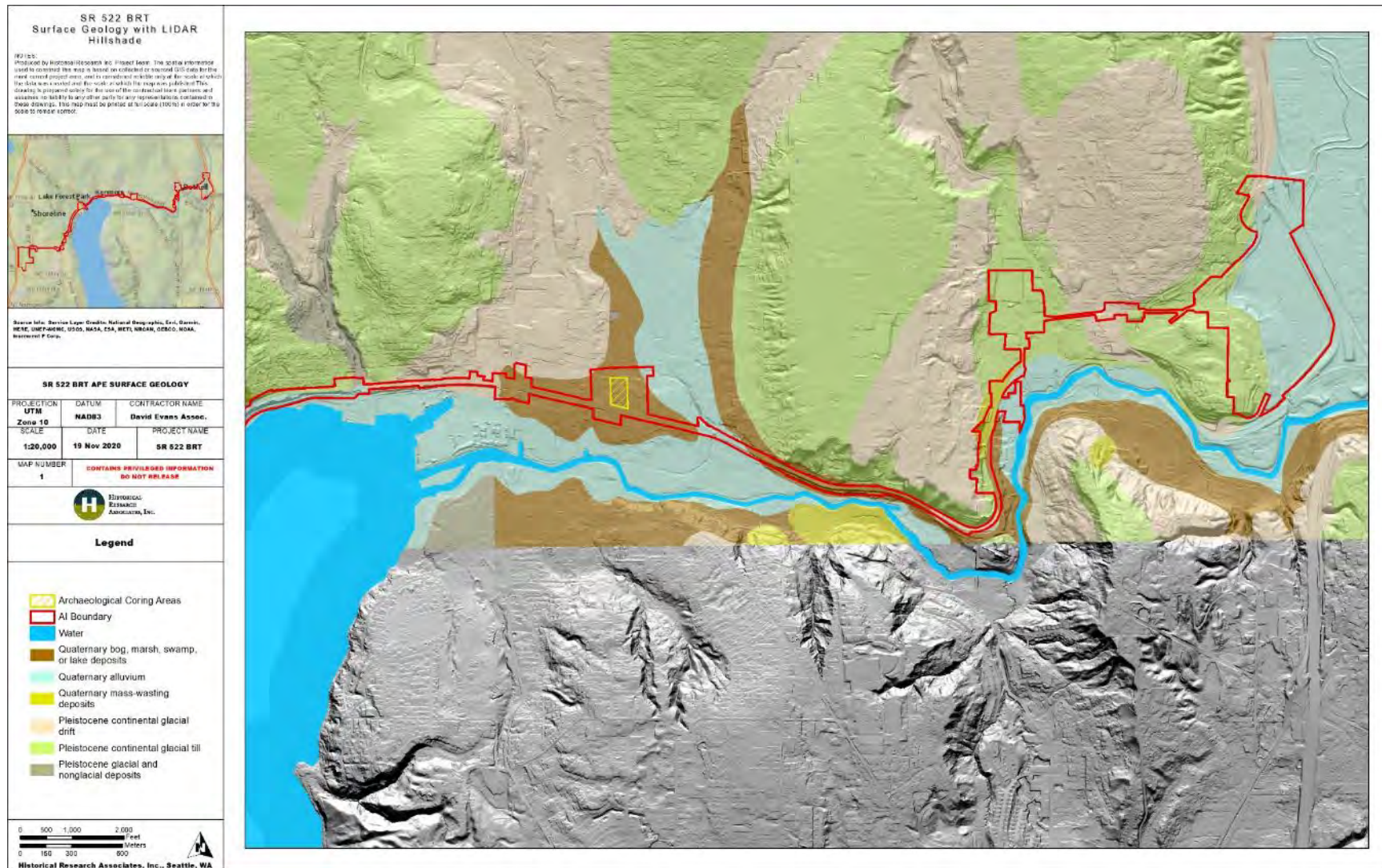


Figure 3-2 Overview of eastern portion of AI showing surficial geology overlain on LiDAR elevation data (Locations where archaeological coring occurred are indicated.)

3.2 Climate and vegetation

Over the past 20,000 years, variations in the climate have affected the landscape and vegetation on both a continental and regional scale. Retreat of the glacial ice on a regional scale allowed for marine waters in the Strait of Juan de Fuca to enter Puget Sound during backwasting events. Glaciomarine drift sediments were subsequently deposited, causing a domino effect for regional climate and vegetation patterns (Easterbrook 1992; Whitlock 1992).

Between 20,000 and 16,000 years ago, the climate was colder than what we experience today. Tundra and subalpine species migrated to lower elevations (Whitlock 1992). Grass, sedge, artemisia and tundra herbs were dominant species in the Puget Trough area during this time (Barnosky 1981, 1985).

Between 12,000 and 7,000 years ago, the climate shifted again, becoming warmer and drier. Then, approximately 6,000 to 5,000 years ago, cooler, moister conditions occurred during another fluctuation. A closed-canopy forest emerged from the previous mosaic-forest parkland vegetation scenario.

Today, the typical Northwest climate consists of cool summers and mild, wet winters with westerly prevailing winds that carry moisture from the Pacific Ocean (Suttles 1990). Glacial soils in the region are covered with conifer forest, dominated by the *Tsuga heterophylla* (western hemlock) vegetation zone with a wet, mild maritime climate (Franklin and Dyrness 1973). Variations occur within the microclimates depending on elevation, latitude and location relative to mountain ranges (Franklin and Dyrness 1973).

Douglas-fir (*Pseudotsuga menziesii*), western hemlock and western redcedar (*Thuja plicata*) are the dominant species in this zone (Pojar and Mackinnon 2004). Grand fir (*Abies grandis*), Sitka spruce (*Picea sitchensis*) and western white pine (*Pinus monticola*) are less common but present (Barnosky et al. 1987; Brubaker 1991; Franklin and Dyrness 1973; Whitlock 1992). Red alder (*Alnus rubra*) and big-leaf maple (*Acer macrophyllum*) are secondary species (Franklin and Dyrness 1973).

3.3 Fauna

Large mammals such as deer (*Odocoileus hemionus*), elk (*Cervus canadensis*), black bear (*Ursus americanus*), mountain lion (i.e., cougar, *Felis concolor*) and coyote (*Canis latrans*) are native to the area. Red fox (*Vulpes vulpes*) and other small mammals including snowshoe hare (*Lepus americanus*), porcupine (*Erethizon dorsatum*), raccoon (*Procyon lotor*) and weasel (*Mustela frenata*) are also present. Salmon and trout (*Oncorhynchus* spp.), would have been taken from the rivers and streams, and water loving mammals like the otter (*Lutra canadensis*), muskrat (*Ondatra zibethica*) and beaver (*Castor canadensis*), as well as waterfowl (*Aix* and *Anas* sp.), were also available (Kruckeberg 1991; Larrison 1967; Suttles and Lane 1990).

4 CULTURAL CONTEXT

The precontact, ethnohistoric, and historic-period contexts have generally been established for King County by Kopperl and colleagues (2016) for the precontact period and Boswell (2017) for the historic-period context. The following sections briefly summarize these contexts, as well as provide an ethnohistoric context for the intervening years.

4.1 Precontact

The archaeological record begins in western Washington in the late Pleistocene and early Holocene. The Manis Mastodon Site (45CA218; Gustafson et al. 1979) near Sequim, the Orcas Island *Bison antiquus* Site (45SJ454; Kenady et al. 2011), and the Bear Creek Site (45KI839; Kopperl et al. 2016) in Redmond comprise a substantial portion of the archaeological record for this period. The Manis Mastodon Site dates from roughly 13,800 years before present (B.P.) and consists of the remains of a mammoth found in a peat bog that may have been associated with cobble flake tools, modified bone and tusk tools, and modified caribou antler tines (Gustafson et al. 1979; Morgan 1999; Peterson et al. 1983). The *Bison antiquus* Site is located beneath a peat bog on Orcas Island and contains butchered bone on the remains of an extinct late Pleistocene species of bison that dates to approximately 13,500 B.P. (Kenady et al. 2011). Closer to the AI, excavations at the Bear Creek Site obtained a radiocarbon date between 12,500 and 10,000 B.P. associated with occupational strata (Kopperl et al. 2016). The oldest component of the Bear Creek Site is a low-density lithic scatter between a peat deposit and glacial outwash deposits. Archaeologists have interpreted Bear Creek as a short-term occupation site, and it has yielded evidence of mammal, fish and plant exploitation (Kopperl et al. 2010). The Manis Mastodon, Bear Creek and other sites in the Puget Lowlands indicate that during this time, small highly mobile groups moved around the landscape focused on productive microenvironments (Kopperl et al. 2016).

Few archaeological sites have been dated to the early Holocene in the Puget Lowland (e.g., Kopperl et al. 2016). The rise in sea level since this time has likely made these sites difficult to identify (Elder et al. 2014). An increase in archaeological sites begins approximately 8000 B.P. and includes the Marymoor Site (45KI9) (Greengo 1966; Greengo and Houston 1970), Cedar River Outlet Channel Sites (45KI125, 45KI132) at Chester Morse Lake (Samuels 1993), and the Mule Springs Site (45KI435) on Huckleberry Mountain (Miss and Nelson 1995). Changes in the climate and vegetation changed the lifeways of the people on the landscape during this time. These changes included increased diet breadth and consequently more diverse toolkits and increase in seasonal mobility (Kopperl et al. 2016). The lithic technology during this time includes microblades, leaf-shaped projectile points and basalt tools (Chatters et al. 2011; Greengo and Houston 1965; Kopperl et al. 2016). Faunal remains from archaeological sites dated to this time support the diversification of the diet, and included the utilization of plant and animal resources from the Cascade Range and foothills, as well as marine environments (Chatters et al. 2011; Kopperl et al. 2016; Stilson and Chatters 1981).

The number of archaeological sites dating from the middle and late Holocene increase in size and frequency compared to the early Holocene (Kopperl et al. 2016; Larson and Lewarch 1995; Wessen 1988). Archaeologists interpret these sites as indicating that people were increasingly focused on marine resources and living in larger settlements for longer periods than they had previously. The West Point Sites, located approximately 7 miles southwest of the AI, provides a detailed cultural sequence from this time that indicates that people transitioned from using the site as a base camp to a resource extraction site (Larson and Lewarch 1995). The late Holocene

reflects the most extensive use of the landscape and includes the most sites with dated components of any time period (Kopperl et al. 2016). The hypothesized shift away from a settlement pattern revolving around residentially mobile base camps and field camps to a winter village pattern is archaeologically manifested ca. 2500 B.P. by the first appearance of village sites along the marine shoreline, followed later by at least one inland riverine village site (Kopperl et al. 2016:118). Social hierarchies existed throughout the Pacific Northwest during this time. Archaeologists believe that storing food and controlling access to resources was becoming an important part of a more complex society that developed during the late Holocene (Ames and Maschner 1999). Evidence of salmon harvesting, berry processing and shellfish gathering from the Duwamish No.1 Site implies the existence of a well-developed social organization (Campbell 1981).

The archaeological record from the latest part of the Holocene is similar to the ethnographically recorded lifeways of Pacific Northwest tribes (Ames and Maschner 1999). Archaeologists generally describe this period as including intensification of resource collection and use (e.g., salmon mass capture and storage), seasonal settlement patterns and complex social organization.

4.2 Ethnographic

The Native American group now known as the Sammamish occupied and used the current project area (Buerge 1984:111; Haeberlin and Gunther 1930; Spier 1936). Ethnographic studies place the Sammamish within the Puget Sound Coast Salish culture. The people utilizing the area within the current, AI spoke various dialects of the Coast Salish Lushootseed language. Characteristics of the groups within the Coast Salish culture were seasonal settlement patterns, economies based on salmon as a staple and a stratified society (Miss and Campbell 1991).

Coast Salish groups made use of a variety of environments and resources located along the coastline, waterways and upland areas (Haeberlin and Gunther 1930). These groups of people typically maintained a permanent winter residence and then became more mobile during the spring, summer and fall months. During the winter, Coast Salish (including the Sammamish) lived in permanent villages located close to a major source of water (e.g., the sea, a lake). Winter villages varied in size from a single, large potlach house to up to 10 large houses (Haeberlin and Gunther 1930; Kopperl et al. 2016; Suttles and Lane 1990). Several families would occupy each house, storing their belongings and dried food in a specific section of the house. Families often used houses for many years and passed them down from father to son (Haeberlin and Gunther 1930).

During spring, summer and autumn, the Coast Salish used temporary pole and reed mat structures that were easily transported to traditional hunting, gathering and fishing locations. Family groups moved to various environmental zones seasonally to harvest abundant resources, process them for storage and then transport finished goods to the permanent village. Resources included roots, berries and other plant products. Salmon and shellfish harvested from local lakes, rivers and creeks were staple resources. Groups established fishing stations, at which salmonid runs were available at various times throughout much of the year (Campbell 1981; Haeberlin and Gunther 1930). Inland groups hunted land mammals in addition to collecting marine and riverine resources. Some men in these groups specialized in the pursuit of deer, elk, bear or beaver. The Coast Salish also supplemented their diet with waterfowl and other birds, which they either trapped in nets or hunted (Suttles and Lane 1990).

Native American place names attest to the importance of the landscape for Native Americans in the area.

Before its dredging and channelization, the Sammamish River was extremely winding, forcing the Sammamish Tribe to establish a system of trails along the river and its tributaries. Their largest Sammamish village, tlah-WAH-dees (“the growing place”), was located at the mouth of the Sammamish River on Lake Washington, near but not adjacent to the BRT project corridor (Hilbert et al. 2001:77–99, location 190). Buerge (1984:29) notes a village location near Lyons Creek, near the present-day location of the Lake Forest Park Town Center. The tribe also had villages near where Evans Creek meets the Sammamish River and another, Stsapabsh, near where the Woodinville post office is currently located (Stevenson et al. 2018:3).

The Euroamerican influence was felt long before most Native groups met incoming settlers to the Pacific Northwest. Many populations in the vicinity of the project area were decimated by at least one smallpox epidemic, only one of several European diseases that traveled long distances without the aid of direct Native American/Euroamerican contact, killing countless numbers of Native people across North and South America (Newcombe 1923; Suttles and Lane 1990).

4.3 Historic period

The western leg of the AI is located at the boundary between Seattle to the south and Shoreline to the north. From the border between Seattle and Shoreline, the corridor runs northeast through Lake Forest Park, along the north end of Lake Washington in Kenmore, then east into Bothell along Bothell Way NE (SR 522). The communities through which the corridor passes are some of the earliest suburban areas established outside the city of Seattle, which was founded by the Denny party, named after Arthur A. Denny and his small band of Euroamerican settlers. The Denny party arrived at Alki Point in West Seattle in 1851 before claiming settlements inland. They filed the first plats in 1853, the same year that Washington Territory separated from Oregon Territory (Crowley 1998, 2006).

Outside Seattle, timber, milling and mining were early successes. Early landowners in and around the AI in the 1860s and beyond claimed land specifically to sell to sawmill companies. In the 1870s and 1880s, company loggers and independent operators would cut timber and use chutes and tramways to move logs down toward Lake Washington, where they were floated toward lakeside mills (Boswell 2017). Puget Mill Company, which was run by lumber barons Andrew Pope and William Talbot, for instance, logged old growth fir and cedar on more than 1,100 acres in today’s Kenmore (Stein 2015).

In the mid-19th century, transportation in the area was generally limited to shipping, wagons and the “mosquito fleet” (numerous small boats plying the Puget Sound and Lake Washington). King County communities grew slowly while waiting for the Northern Pacific Railway (NP) to build a transcontinental line into Washington. When the NP chose to terminate the line at Tacoma, rather than continue to Seattle, it fueled a bitter rivalry between the two Puget Sound cities, both of which hoped to dominate the regional economy (Boswell 2017; MacIntosh and Crowley 1999).

Economic conditions stalled NP’s construction in the 1870s. Meanwhile, Seattle, anxious for a rail connection to regional coal fields, built the first leg of its own Seattle & Walla Walla railroad to Renton in 1874. With the help of Chinese construction teams, the line advanced to Newcastle, bringing south King County coal to the city’s ports and expanding economic activity (Boswell 2017; MacIntosh and Crowley 1999).

Development increased in the areas surrounding the city. By 1876, Canadian lumberman George Brackett was logging near today’s Bothell, floating logs down the Sammamish River to Lake Washington from the logging camp known as Brackett’s Landing. Soon, a store and school

developed nearby. Brackett sold 80 acres to David Bothell from Pennsylvania, who opened a boarding house and then a hotel. A small community of settlers who claimed land along the Sammamish River began to coalesce into a town (Boswell 2017).

Soon, water travel over the lake (the easiest means of travel between lakeside communities including Seattle) gave way to wagon roads and then the Military Road, which was completed around the north end of Lake Washington in 1879. The Military Road was a forerunner to Bothell Way, today's SR 522 in the AI. Local railroads also advanced. The Seattle, Lake Shore & Eastern Railroad (later part of the Burlington Northern Santa Fe, and now known as the Burke-Gilman Trail) began pushing north from Seattle's port in the 1880s, running up along Lake Washington's western shore, alongside the Military Road in some locations, and over the top of Lake Washington with a branch running north to meet the Canadian Pacific Railroad near the Washington-Canada border and another branch running east. By 1888, this early railroad had opened up transportation between the young city of Seattle and the areas in and near the AI (Boswell 2017; MacIntosh and Crowley 1999). That year, the town of Bothell established a post office, proof that a young community had begun to coalesce (Boswell 2017).

In 1889, Washington became a state, boasting a population of nearly 350,000 (from 75,116 in 1880). Seattle alone held 43,000, although quick growth also had its downfalls. When fire broke out in Seattle's downtown in 1889, it wiped out the young city's commercial district, partly because infrastructure, including fire suppression, had not kept up with the speed of construction, and partly because the buildings had been constructed quickly from locally available wood. The city swiftly rebuilt in brick and stone, however, and continued to grow (Caldbeck 2019).

Railroad construction also continued. In 1893, the Great Northern completed a route to King County and was expected to further increase transportation options and economic opportunity for the region. However, the region's booming resource-based economy came to a halt later that year when the nation was plunged into an economic depression that bankrupted banks, commercial businesses and industrial powerhouses, including railroad companies (Caldbeck 2019). The depression was relatively short lived in Washington, however, because in 1897, gold was discovered in the Klondike, and the Puget Sound region began to boom again as Seattle became the supply point for prospectors rushing north to the gold fields. Milling and shipping increased, and large lumber companies sold off their logged lands for development. Many of King County's suburbs grew up on these cleared lands. Farming and dairying, already popular in the county's river valleys, spread out across the county's former forests in upper King County as well. By 1903, Kenmore had established a post office, providing evidence that other small communities along the lake were coalescing (Boswell 2017).

Seeing the potential for future growth, the North Seattle Improvement Company began buying lands surrounding the booming city of Seattle in 1909. The area known today as Lake Forest Park was located on the sloping hills west of Lake Washington, and the North Seattle Improvement Company set out to preserve the trees that were left and to plan a peaceful lakeside community. Suburban development continued throughout the early years of the 20th century on all sides of Lake Washington. In 1916, Lake Washington was lowered 9 feet with the construction of the Lake Washington Ship Canal, allowing the new lakeshore to become available for additional development (Stein 1998).

Early aerial photos reveal that the region around the AI remained fairly rural in character over the first decades of the twentieth century and up through the 1930s. They depict some lands remaining forested, others featuring single homes surrounded by orchard or farmland, and still others developed as narrow parcels holding single-family residences along the lake's edge where the

Puget Mill Company plotted Sheridan Beach in 1927. As shown in the photos, the Depression generally stalled development until after World War II (Lake Forest Park 2020). A comparison of aerial photos shows that development first clustered along traditional roadways, including Bothell Way (SR 522) (NETROnline 2020). Shoreline, north of Seattle, developed recreational amenities that drew Seattle residents north to its lakes and amusement parks, which would continue to draw residents of Seattle north (Stein 1999). The Acacia Memorial Park, a cemetery that abuts the AI in Lake Forest Park, was founded in 1926 by the Greater Seattle Masonic Lodge, which sold it the next year to Fred Burnaby and his family. The original gardens in the memorial park were designed to form a Celtic cross when viewed from above (Dignity Memorial 2020).

When the nation entered World War II in the 1940s, the region supplied ships and raw materials, attracting new workers to the region and increasing trucking along the region's growing network of roads and highways. When the war ended and troops returned home, the nation and the Puget Sound area experienced a population boom that strained the local housing market, which had been depressed both by the war and by the Great Depression before it. In the 1940s, 1950s and 1960s, the region took on increasing suburban development, filling in neighborhoods such as Sheridan Beach and attracting new commercial and industrial businesses while drawing families away from Seattle (Stein 1998). Today, the AI features a mix of historic-period construction, including residential development, primarily from the mid-20th century, and some social, civic and commercial development from the 1960s and 1970s.

5 ARCHAEOLOGICAL EXPECTATIONS

HRA has developed the following expectations for encountering archaeological materials within the AI based on the project description, background research (see Section 2), environmental context (Section 3) and cultural context (Section 4). The following expectations guided the current archaeological fieldwork and assisted in developing recommendations for the treatment of cultural materials encountered during the archaeology survey or subsequent phases of the project.

Depending on the location, HRA expected a range of low to high likelihood of encountering precontact archaeological deposit during the fieldwork or subsequent phases of the project. As established by the precontact and ethnographic context, the AI and vicinity were integral in precontact lifeways. Upland areas within the AI would have been used for hunting and gathering resources, while locations near the shoreline of Lake Washington and the banks of the Sammamish River would have served as short- and long-term occupation sites. However, the AI and vicinity continued to develop during the historic period, and now modern development has impacted the entire surface of the AI. Therefore, if an intact precontact archaeological deposit is within the AI, then it would likely be deeply buried below the surface, because disturbance caused by modern development likely extends to several feet deep. According to the environmental context, and specifically the surface geology, Holocene-aged deposits that extend past the disturbance exist within the AI between approximately Brookside Boulevard NE in Lake Forest Park and 96th Avenue NE in Bothell and the eastern boundary of the AI, near Interstate 405 (I-405). Project components involving ground disturbance within these areas have an increased potential for encountering intact archaeological deposits, and this potential increases with the depth of ground disturbance.

HRA expected low to high likelihood of encountering a historic-period archaeological deposit. The historic-period context indicates that the AI and vicinity was involved with the early development of the Puget Sound region. The use of the AI as a transportation corridor and the development of Lake Forest Park, Kenmore and Bothell have the potential to create historic-period archaeological

deposits. Artifacts and features may include railroad spikes, brick, nails, glass and metal refuse, building foundations and objects related to operation of the railway (e.g., portions of signals). However, modern development and disturbance from installation of buried utilities decrease the likelihood of encountering intact historic-period archaeological deposits. A summary of the project components involving ground disturbance and their potential for encountering archaeological deposits is presented in **Table 5-1** (Project components investigated for archaeology).

Table 5-1 Potential for archaeological deposits at project components involving ground disturbance

Item No.	Jurisdiction	Project Component Involving Ground Disturbance	Relevant Factors from Project Description, Background Research, and Environmental and Cultural Context	Likelihood of Precontact Archaeological Deposit	Likelihood of Historic-Period Deposit
1	Shoreline	Retaining wall west of 8th Avenue NE	Limited ground disturbance on glacial deposit	Low	Low
2	Shoreline	Retaining wall west of 10th Avenue NE	Limited ground disturbance on glacial deposit	Low	Low
3	Shoreline	Retaining wall east of 10th Avenue NE	Shallow ground disturbance on glacial deposit	Low	Low
4	Shoreline	Retaining wall west of 12th Avenue NE	Limited ground disturbance on glacial deposit	Low	Low
5	Seattle and Shoreline	15th Avenue NE Station	Urban development on glacial deposit	Low	Moderate
6	Seattle and Shoreline	30th Avenue NE Station	Urban development on disturbed and fill soils over glacial deposit	Low	Low
7	Lake Forest Park	NE 153rd Street Station	Urban development on glacial deposit	Low	Moderate
8	Lake Forest Park	Retaining walls between NE 157th Street and near 39th Avenue NE	Limited ground disturbance on glacial deposit	Low	Low
9	Lake Forest Park	NE 165th Street Station	Urban development on glacial deposit	Low	Low

Item No.	Jurisdiction	Project Component Involving Ground Disturbance	Relevant Factors from Project Description, Background Research, and Environmental and Cultural Context	Likelihood of Precontact Archaeological Deposit	Likelihood of Historic-Period Deposit
10	Lake Forest Park	Retaining wall on west side near NE 165th Street	Shallow ground disturbance on glacial deposit	Low	Low
11	Lake Forest Park	Retaining wall on east side near 41st Avenue NE	Shallow ground disturbance on glacial deposit	Low	Low
12	Lake Forest Park	Lake Forest Park Town Center Station	Urban developed surface on a Holocene alluvial deposit	High	Moderate
13	Lake Forest Park	Lake Forest Park parking	Deep ground disturbance on Holocene deposit	High	High
14	Kenmore	61st Avenue NE Station	Urban developed surface, westbound station on glacial deposit, eastbound station on a Holocene alluvial deposit	Moderate	Moderate
15	Kenmore	68th Avenue NE Station	Urban development on glacial deposit	Low	Low
16	Kenmore	73rd Avenue NE Station	Urban developed surface on a Holocene peat deposit	Moderate	Moderate
17	Kenmore	Kenmore Park-and-Ride garage	Deep ground disturbance on Holocene peat deposit	Moderate	High
18	Bothell	98th Avenue NE Station	Urban development on glacial deposit	Low	Moderate
19	Bothell	Bothell Park-and-Ride garage	Urban development on glacial deposit	Low	Moderate
20	Bothell	104th Avenue NE Station	Urban development on glacial deposit	Low	Low
21	Bothell	UW Bothell/Cascadia College Station	Urban development on glacial deposit	Low	Low
22	Bothell	Beardslee Boulevard Station	Urban development on glacial deposit	Low	Low

6 CULTURAL RESOURCES INVENTORY METHODS

A desktop analysis was conducted to review archival records pertaining to locations within a 0.5-mile search radius of the AI (Stevenson et al. 2018). This desktop analysis included searches of WISAARD for cultural resources survey reports, archaeological site records, HPI forms, historic register information, cemetery records and ethnographic histories, and a review of the statewide archaeological predictive model on WISAARD for probability estimates for archaeological resources. Architectural historians also conducted a records review of the property parcels within and adjacent to the AI. Utilizing WISAARD and parcel data, properties that were constructed prior to 1975 were reviewed for documentation or recordation, including HPI forms; determinations of eligibility; and listings in the NRHP, WHR or Seattle Landmarks Register. This information was used to determine the appropriate methods for the survey phase of the project.

Additionally, HRA reviewed local histories, historic maps, aerial photographs, newspaper archives, resources in HRA's own library, and online sources, including the collections of local and state libraries, historical societies, and archives. Archival research results were used to prepare a historic context for the project area and to inform evaluations and assessments under local, state, and national register criteria.

6.1 Archaeological survey

6.1.1 Utility locates

Before starting archaeological fieldwork, HRA arranged for utility locates to meet the requirements of Washington's Underground Utilities regulations (Revised Code of Washington [RCW] 19.122). These regulations require obtaining a locate survey for any kind of excavation on public and private property that will exceed 12 inches in depth. HRA contacted a locate service two business days before fieldwork began. To complete the locate survey, HRA provided documentation in the form of maps and text descriptions. The utilities identified are associated with sewer, gas, power and telecommunications.

6.1.2 Archaeological pedestrian survey

HRA conducted an archaeological pedestrian survey at locations within the AI where ground disturbance would occur with the project, as shown in **Figure 6-1** (Project areas investigated for archaeological materials). HRA archaeologists walked meandering transects spaced up to 10 meters (33 feet) apart within the AI at locations of bus stations, park-and-ride garages and retaining walls. Archaeologists conducting the pedestrian survey sought out unpaved areas and other locations with exposed surfaces (e.g., ditches).

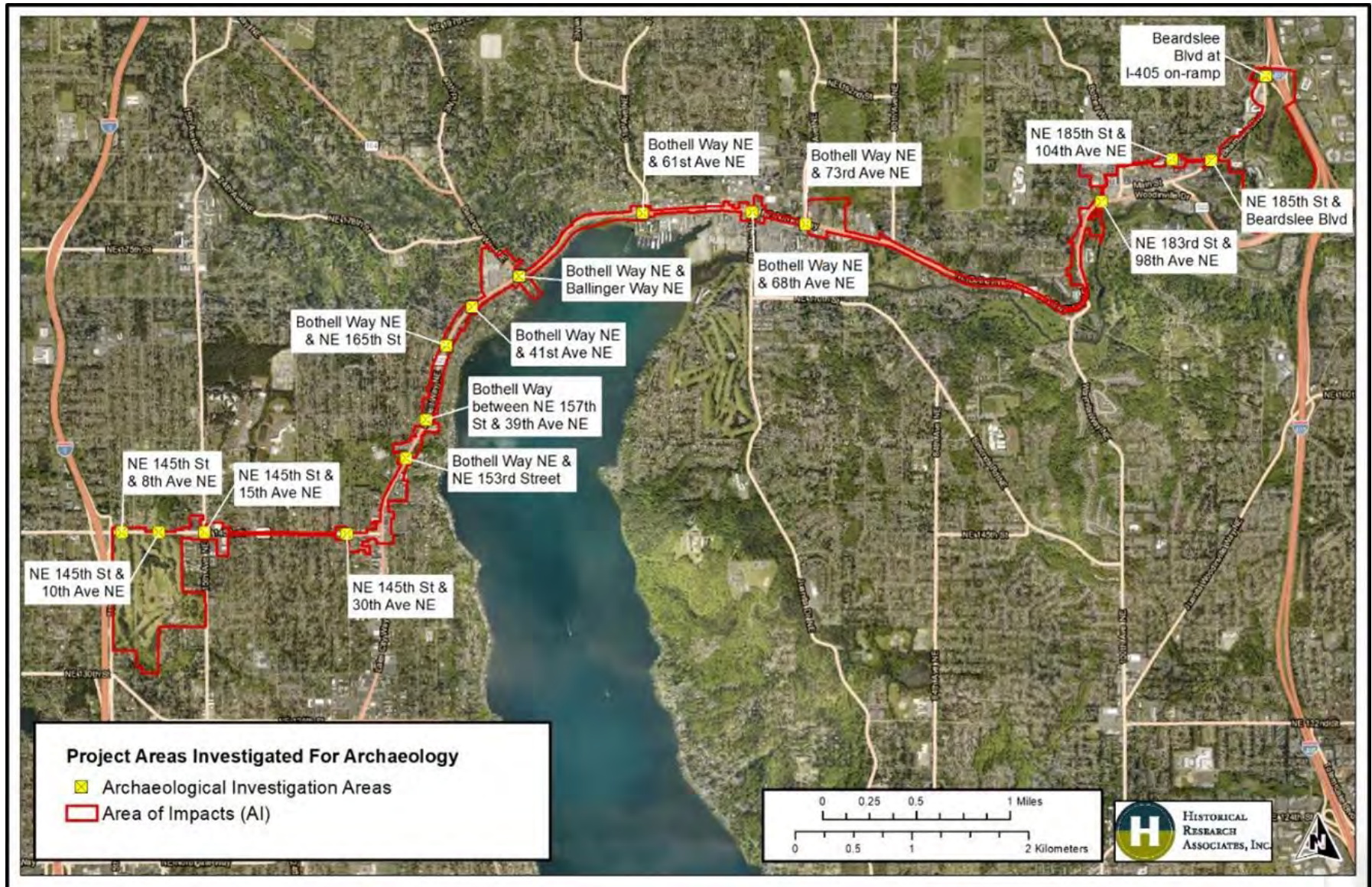


Figure 6-1 Project areas investigated for archaeological materials

6.1.3 Archaeological shovel probe survey

HRA conducted archaeological subsurface investigations in locations where new facilities such as stations and retaining walls are planned. HRA excavated shovel probes where ground disturbance was likely to extend within 3 feet below the surface, where the area was not paved, and where marked buried utilities were absent. These restrictions limited the archaeological shovel probe survey to station locations. The shovel probes measured at least 30 centimeters (12 inches) in diameter and were excavated to a depth of 1 meter (3.3 feet), where possible. The archaeologists terminated probes at shallower depths if observations of the surface topography, existing development features, and sediments in the shovel probes (e.g., fill materials) revealed that substantial ground disturbance had previously occurred at a location. Probes also were terminated at shallower depths if the project's proposed design features at the particular location were unlikely to require deep disturbance during construction.

The archaeologists screened all excavated sediments through ¼-inch mesh to identify any small cultural items that could be present. All probe excavations were completely backfilled and their locations plotted using a global positioning system (GPS) instrument.

6.1.4 Archaeological coring

Archaeological coring was conducted at two of the three proposed park-and-ride garage locations.³ Because much of the project would occur in developed areas, archaeological survey using hand tools was of limited utility at these locations. In addition, construction of the park-and-ride garages would entail deeper excavations than most other project facilities, raising the possibility that impacts could occur to archaeological deposits located deeper than can be reached with shovels or that underlie modern fill deposits. Continuous direct push coring was conducted where subsurface impacts were anticipated to extend more than 4 feet below the current ground surface. Cores were extracted in 5-foot sections and measured a total of 15 feet below ground surface (the maximum depth expected for any remnant, intact post-glacial sediments) at each of the coring locations.

This coring machine drove plastic 5-centimeter-diameter (2-inch diameter), 1.5-meter-long (5-foot-long) plastic sample sleeves cased within a steel core tube downward in 1.5-meter (5-foot) depth intervals. Archaeologists monitored the coring process and collected the core sections, labeling them with appropriate vertical and horizontal provenience information. Archaeologists provided this information to HRA's geoarchaeologist. HRA extracted cores from five locations at the proposed location of the Kenmore Park-and-Ride garage and from five locations at the proposed location of the Lake Forest Park Park-and-Ride garage. The geoarchaeologist logged all cores for their complete length, noting changes in the sediments by depth and thickness in order to recreate the vertical stratigraphic sequence, and noting the constituents of each sediment layer. Once the cores were analyzed to search for potential cultural material evidence, HRA screened sediments through ¼-inch mesh screen.

³ Core samples may be obtained and analyzed for the proposed Bothell park-and-ride garage location in the future.

6.2 Architectural survey

Proposed project activities include the construction of park-and-ride garages, bus stations, station pairs, planter barriers and retaining walls that could impact the viewsheds of neighboring historic-period resources within the AI.⁴ HRA staff inventoried all historic-period (i.e., built in or before 1975) built-environment resources without up-to-date (i.e., completed since 2010) NRHP eligibility determinations⁵ in the WISAARD database and evaluated them at a DAHP compliance level (against NRHP Criteria A through D). Additionally, HRA staff evaluated surveyed resources against state and local criteria, including those for the Washington State Heritage Register, Seattle City Landmarks, King County Register of Historic Places and City of Bothell Register of Historic Landmarks, as appropriate. The City of Shoreline and the City of Kenmore both have an interlocal agreement with King County through the King County Historic Preservation Program. Properties in Lake Forest Park are not covered by either a preservation ordinance or an interlocal agreement with King County and are, therefore, not eligible for local listing.

The year 1975 was chosen as the age threshold for survey, because it takes into account all built-environment resources that were 45 years old in 2020 and may reach the age of 50 years by the time the project is completed, in accordance with SEPA guidelines. The NRHP generally requires resources to be at least 50 years old to be eligible for listing, although cities and counties may establish their own age criteria. A built-environment resource must be only 25 years old or older to qualify as a City of Seattle landmark, for instance (Section 6.3).

For field survey, architectural historians collected field notes and digital photographs of all visible elevations of historic-period, built-environment resources within the AI from the ROW. They collected field data on tablets and via digital photographs, which were stored online for future analysis.

Upon completing the survey, HRA architectural historians analyzed survey data and prepared physical descriptions and integrity assessments for surveyed resources, along with recommendations regarding each resource's eligibility for listing in local, state and national registers of historic places. For those resources recommended eligible for listing, HRA provided an initial recommendation regarding the project's potential for environmental impacts (see Section 8). These recommendations will assist Sound Transit in future project planning.

Additionally, architectural historians prepared HPI forms for surveyed resources in DAHP's WISAARD database. HPIs include survey results, the surveyor's recommendation regarding NRHP eligibility and contemporary photos. HRA prepared HPIs to DAHP standards and submitted them to Sound Transit for electronic review before submitting them to DAHP.

6.3 Criteria for listing

HRA evaluated cultural resources in the AI against criteria for listing in national, state and local (city or county) registers of historic places. Eligibility criteria for cities, counties and the state are based on those established by the National Park Service for the NRHP.

⁴ Historic-period resources are defined as buildings, structures or objects constructed in 1975 or earlier, and include resources that may turn 50 years of age over the duration of the project.

⁵ Based on information available in DAHP's WISAARD database.

6.3.1 National Register of Historic Places criteria for listing

HRA evaluates resources using the following guidelines established by the National Park Service. To be individually eligible for listing in the NRHP, a property must be significant under one of four criteria:

Criterion A: Under Criterion A, properties can be determined eligible for listing in the NRHP if they are associated with events that have made a significant contribution to the broad patterns of our history.

Criterion B: Under Criterion B, properties can be determined eligible for listing in the NRHP if they are associated with the lives of persons significant in our past (i.e., persons whose activities are demonstrably important within a local, state or national context).

Criterion C: Under Criterion C, properties can be determined eligible for listing in the NRHP if they embody the distinctive characteristics of a type, period or method of construction, represent the works of a master, or possess high artistic values, or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., are part of a district). Discrete features, a particular building for example, may best be documented under Criterion C, though collections of resources may also have significance under Criterion C for architecture or engineering association.

Criterion D: Under Criterion D, properties may be eligible for the NRHP if they have yielded, or may be likely to yield, information important in history. To be eligible under Criterion D, the property must have, or have had, information to contribute to our understanding of human history and that information must be considered “important” (NPS 1997). Although it most commonly applies to archaeological sites, buildings, structures and objects may be eligible under Criterion D if they are the principal source of information.

6.3.2 Integrity

Integrity is the ability of a property to convey its significance. To be eligible for the NRHP, a property must not only be shown to be significant under NRHP criteria (A through D above), but also must have integrity. The evaluation of integrity is grounded in an understanding of a property’s physical features and how they relate to its significance. Historic properties either retain integrity (that is, convey their significance) or they do not. To retain integrity, a property will always possess several, and usually most, of the seven aspects of integrity, which are:

Location: Location is the place where the historic property was constructed or the place where the historic event occurred.

Design: Design is the combination of elements that create the form, plan, space, structure and style of a property.

Setting: Setting is the physical environment of a historic property.

Materials: Materials are the physical elements that were combined or deposited during a particular period of time and in a particular pattern or configuration to form a historic property.

Workmanship: Workmanship is the physical evidence of crafts of a particular culture or people during any given period in history or prehistory.

Feeling: Feeling is the property's expression of the aesthetic or historic sense of a particular period of time.

Association: Association is the direct link between an important historic event or person and a historic property (NPS 1997).

6.3.3 State and local register eligibility

Under SEPA, the project proponent is required to consider the impacts the project might have on eligible or listed resources. As the project passes through multiple local jurisdictions, the project proponent is required to consider whether resources within the AI could qualify for listing in the NRHP, the WHR, or local city or county registers of historic places. HRA has provided supplemental recommendations for local and state eligibility. These recommendations are advisory only.

6.3.3.1 Washington Heritage Register

To be individually eligible for listing in the WHR, a property must be significant within a historic context. Sites that are listed in the NRHP are automatically added to the WHR (25-12 Washington Administrative Code [WAC]) (Washington State Legislature 2006); as such, a separate nomination is not needed and, for the purposes of this report, the same four criteria utilized for the NRHP (Criteria A through D above) are used in the report to evaluate for eligibility for listing in the WHR (DAHP 2020).

6.3.3.2 King County Register of Historic Places

To be eligible for listing on the King County Register of Historic Places (KCRHP), a resource must be over 40 years old or contain resources that are more than 40 years old that possess integrity of location, design, setting, materials, workmanship, feeling or association, and meet one or more of the following criteria, which are based on NRHP eligibility criteria:

1. Is associated with events that have made a significant contribution to the broad patterns of local, state or national history; or
2. Is associated with the lives of persons significant in local, state or national history; or
3. Embodies the distinctive characteristics of a type, period, style or method of design or construction, or that represents a significant and distinguishable entity whose components may lack individual distinction; or
4. Has yielded, or may be likely to yield, information important to prehistory or history; or
5. Is an outstanding work of a designer or builder who has made a substantial contribution to the art (KCC 20.62.040).

6.3.3.3 City of Bothell Register of Historic Landmarks

Any building, district, object, site or structure that is more than 50 years old may be designated for inclusion in the City of Bothell Register of Historic Landmarks (COBRHL) if it is significantly associated with the history, architecture, archaeology, engineering or cultural heritage of the community. The property must also possess integrity of location, design, materials, workmanship and association and must fall into one or more of the following categories:

- A. It is associated with events that have made a significant contribution to the broad patterns of local, state or national history;
- B. It is associated with the lives of persons significant in the local, state or national history;
- C. It exemplifies or reflects special elements of the city's cultural, political, special, aesthetic, engineering, architectural or economic history;
- D. It embodies the distinctive architectural characteristics of a type, style, period or method of designing or construction, or represents a significant and distinguishable entity whose components may lack individual distinction;
- E. It is the outstanding work of an architect, designer or builder who has made a substantial contribution to the art;
- F. It has yielded, or may be likely to yield, information important in prehistory or history;
- G. Because of its prominence of spatial location, contrasts of siting, age or scale, it is an easily identifiable visual feature of its neighborhood or the identity of such neighborhood or the city;
- H. It is a building or structure removed from its original location but which is significant primarily for architectural value, or which is the only surviving structure significantly associated with a historic person or event;
- I. It is a birthplace or grave of a historical figure of outstanding importance and is the only surviving structure or site associated with that person;
- J. It is a cemetery which derives its primary significance from age, from distinctive design features, or from association with historic events or cultural patterns;
- K. It is a reconstructed building that has been executed in a historically accurate manner on the original site;
- L. It is a creative and unique example of folk architecture and design created by persons not formally trained in the architectural or design professions, and which does not fit into formal architectural or historical categories;
- M. It is on the State or National Register (BMC 22.16.010).

6.3.3.4 Seattle City Landmarks criteria

In order to be designated a Seattle City Landmark, a resource must be at least 25 years old and must meet at least one of the six criteria for designation outlined in the Seattle Landmarks Preservation Ordinance:

- A. It is the location of, or is associated in a significant way with, a historic event with a significant effect upon the community, City, state, or nation; or
- B. It is associated in a significant way with the life of a person important in the history of the City, state, or nation; or
- C. It is associated in a significant way with a significant aspect of the cultural, political, or economic heritage of the community, City, state or nation; or
- D. It embodies the distinctive visible characteristics of an architectural style, or period, or a method of construction; or
- E. It is an outstanding work of a designer or builder; or
- F. Because of its prominence of spatial location, contrasts of siting, age, or scale, it is an easily identifiable visual feature of its neighborhood or the city and contributes to the distinctive quality or identity of such neighborhood or the City (SMC 25.12.350).

7 ARCHAEOLOGICAL SURVEY

HRA archaeologists Brian Durkin, MS, and Gary Geiger, BA, completed the archaeological survey within the AI on October 29 and November 13 and 14, 2019, and August 18 and November 9, 2020. An initial review of the project design indicated that large portions of the AI have little potential to impact archaeological resources. The following sections (Sections 7.1 and 7.2) discuss the surface and near surface archaeological investigations. Section 7.3 discusses the archaeological coring conducted for this project.

7.1 Pedestrian survey

HRA archaeologists surveyed at the locations of proposed developments such as stations and retaining walls necessitated by widening of roadways or the addition of turn lanes. In most cases, previous developments had disturbed the locations of these proposed developments, and buried utilities were found by the utility locate surveyors, thus preventing the excavation of shovel test probes. The following table presents the locations surveyed and the archaeologists' observations and notes specific shovel probes (SPs) by number. See **Figure 6-1** (Project areas investigated for archaeological materials) for a map of the surveyed locations.

Table 7-1 Archaeological survey locations from west to east

Location	Description of Proposed Facility	Field Observations	Subsurface Investigation Feasible?	Cultural Materials Observed
NE 145th Street and 8th Avenue NE	Replace existing retaining wall on NE 145th Street west of 8th Avenue NE	Existing rock retaining wall covers the location with concrete sidewalk in front (Figure 7-1)	No – covered by existing retaining wall and sidewalk; buried utilities are present	Not applicable
NE 145th Street and 10th Avenue NE	Install 400-foot retaining wall on NE 145th Street west of 10th Avenue NE	A fence, concrete barriers and a sidewalk cover the entire location	No – surface is completely covered by modern developments; buried utilities are present	None
NE 145th Street and 10th Avenue NE	Install 230-foot retaining wall on NE 145th Street east of 10th Avenue NE	Sidewalk and steep unpaved slope with buried utilities (Figure 7-2)	No – non-slope areas covered by sidewalk; buried utilities are present	None
NE 145th Street and 15th Avenue NE	Platforms on northwest and southeast sides of the intersection	Covered by pavement with buried utilities; extant station on north side	No – pavement covers location; buried utilities are present	None
NE 145th Street and 30th Avenue NE	Platforms and retaining walls west of 30th Avenue NE	Paved driveways and sidewalks with buried utilities	Yes – SPs B1 and B2	None
Bothell Way NE and NE 153rd Street	Platforms on northwest and southeast sides of the intersection	Covered by pavement, sidewalks and a retaining wall on north side (Figure 7-3)	No – pavement and sidewalks cover location; buried utilities are present	None
Bothell Way between NE 157th Street and 39th Avenue NE	Install retaining walls on both sides of Bothell Way NE	Partly covered by pavement and extant retaining walls with buried utilities in unpaved areas	No – pavement and retaining walls cover locations; buried utilities are present	None
Bothell Way NE and NE 165th Street	Platforms on both sides of Bothell Way NE, install 160-foot retaining wall	South side paved, north side has rock retaining wall and steep slope; buried utilities	No – pavement and retaining wall cover location; buried utilities are present	None

Location	Description of Proposed Facility	Field Observations	Subsurface Investigation Feasible?	Cultural Materials Observed
Bothell Way NE and 41st Avenue NE	Install 3 spans of retaining wall totaling 350 feet on east side of Bothell Way NE	Covered by pavement to base of near vertical slope with buried utilities (Figure 7-4)	No – pavement covers location; buried utilities are present	None
Bothell Way NE and Ballinger Way NE	Platforms on west side of intersection	Partly paved, sidewalks, with buried utilities	Yes – SPs 1 and 2 in unpaved locations	None
Bothell Way NE and 61st Avenue NE	Platforms on northwest and southeast corners of intersection	Partly paved, sidewalks, modern landscaping with buried utilities	No – modern developments and buried utilities throughout	None
Bothell Way NE and 68th Avenue NE	Platforms on both sides of Bothell Way	North side completely paved, south side is underpass of Burke-Gilman Trail	No – pavement and prior excavation for underpass	None
Bothell Way NE and 73rd Avenue NE	Platforms on east side intersection	Partly paved, extant station on north side with modern landscaping, buried utilities (Figure 7-5)	No – pavement and extant station with buried utilities throughout	None
NE 183rd Street and 98th Avenue NE	Platforms on both sides of 98th Avenue NE	West side completely paved; east side has sidewalk and a stormwater pond	No – modern developments cover locations; buried utilities are present	None
NE 185th Street and 104th Avenue NE	Platforms on both sides of NE185th Street	All in extant paving, sidewalks, sliver of modern landscaping, buried utilities	No – paving, sidewalks; buried utilities are present	None
NE 185th Street and Beardslee Boulevard	UW Bothell/Cascadia College Station and intersection revisions	All in pavement, sidewalks, driveways, retaining walls and fences, buried utilities	No – pavement, sidewalks, retaining wall; buried utilities are present	None
Beardslee Boulevard at I-405 on-ramp	Platforms on both sides of Beardslee Blvd	Partly paved, modern landscaping, with buried utilities throughout (Figure 7-6)	No – pavement dominates, buried utilities in paved and unpaved areas	None



Figure 7-1 Overview of proposed retaining wall location west of 8th Avenue NE,
view west

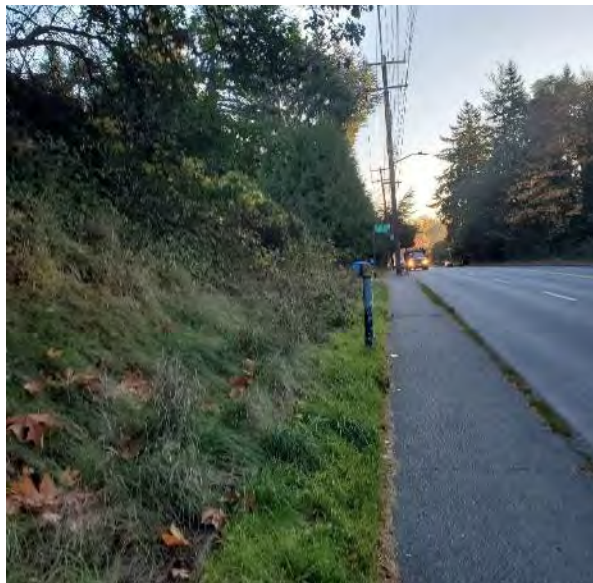


Figure 7-2 Overview of proposed retaining wall location east of 10th Avenue NE,
view east



Figure 7-3 Overview of proposed station location on northwest side of Bothell Way NE near NE 153rd Street, facing north



Figure 7-4 Overview of proposed retaining wall location on Bothell Way NE near 41st Avenue NE, view northwest



Figure 7-5 Overview of proposed station location on north side of Bothell Way NE near 73rd Avenue NE, view east



Figure 7-6 Overview of proposed station location on north side of Beardslee Boulevard, view west

7.2 Shovel probe survey

HRA archaeologists Brian Durkin, MS, and Gary Geiger, BA, completed the shovel probe survey on November 14 and 15, 2019, and November 9, 2020. They excavated eight shovel probes (SPs) and observed no precontact or historic-period archaeological materials (see **Figure 7-7** (Shovel test probes at Lake Forest Park Town Center Station), **Figure 7-8** (Shovel test probes at 61st Avenue NE Station) and **Figure 7-9** (Shovel test probes at 30th Avenue NE Station) and **Table 7-2** (Archaeological shovel test probe results)).

Lake Forest Park Town Center Station: During the pedestrian survey, both platform locations at Ballinger Way NE had an area that was unpaved and did not include buried utilities. SPs 1 and 2 were located at the proposed station location on the south side of Bothell Way NE. The sediments within these shovel probes were disturbed by modern construction activities from the surface to 30 centimeters (12 inches) below the surface and were a dark brown fine sandy silt with common subrounded gravels. From 30 to 80 centimeters (12 to 31 inches) below the surface was a brown medium sandy silt with few subrounded gravels that is consistent with the alluvial deposit described by the surface geology map. Below this layer was a compact grayish-brown silty sand with many subrounded gravels also consistent with alluvium (see **Figure 7-10** (Extent of SP 1 showing typical soils)). SPs 3 and 4 were at the proposed station location on the north side of Bothell Way NE. The sediments within these shovel probes were a brown to dark brown sandy silt with common gravels, pebbles and small cobbles from the surface to 80 centimeters (31 inches) below the surface and then a grayish-brown silty sand with many subrounded gravels from 80 to 100 centimeters (31 to 39 inches) below the surface. These sediments appear to be mixed; perhaps they are a mixture of the local alluvium with fill deposits, such as that observed in the

archaeological cores analyzed from nearby (see Section 7.3). HRA observed no precontact or historic-period archaeological materials below the surface at this location.

61st Avenue NE Station: During the pedestrian survey, the north side of the Bothell Way NE station near 61st Avenue NE location had an area that was unpaved and without buried utilities. SPs 5 and 6 were located on the north side of Bothell Way NE. The sediments within these shovel probes were brown sandy silty, with common subrounded gravels, pebbles and many very fine to medium roots. Below this layer of landscaping planting soil was asphalt that continued throughout the station location. HRA observed no precontact or historic-period archaeological materials below the surface at this location.

NE 145th Street at the 30th Avenue NE Station: The platforms at this location are on both sides of NE 145th Street between 28th Avenue NE and 30th Avenue NE. The north side platform is backed by grass and shrubs and is offset from any buried utilities, allowing the archaeologists to excavate two shovel test probes. SP B1 and SP B2 both exhibited landscaping fill soils in the upper 8 inches, and an irrigation pipe was encountered in SP B1 at 13 inches below the ground surface. Both probes displayed mixed yellow-brown silts, sands and gravel, interpreted as fill from construction of the adjacent buildings, underlain by glacial till at 21 inches below the ground surface in SP B1 and 67 centimeters (26 inches) below the ground surface in SP B2. HRA observed no precontact or historic-period archaeological materials below the surface at this location.

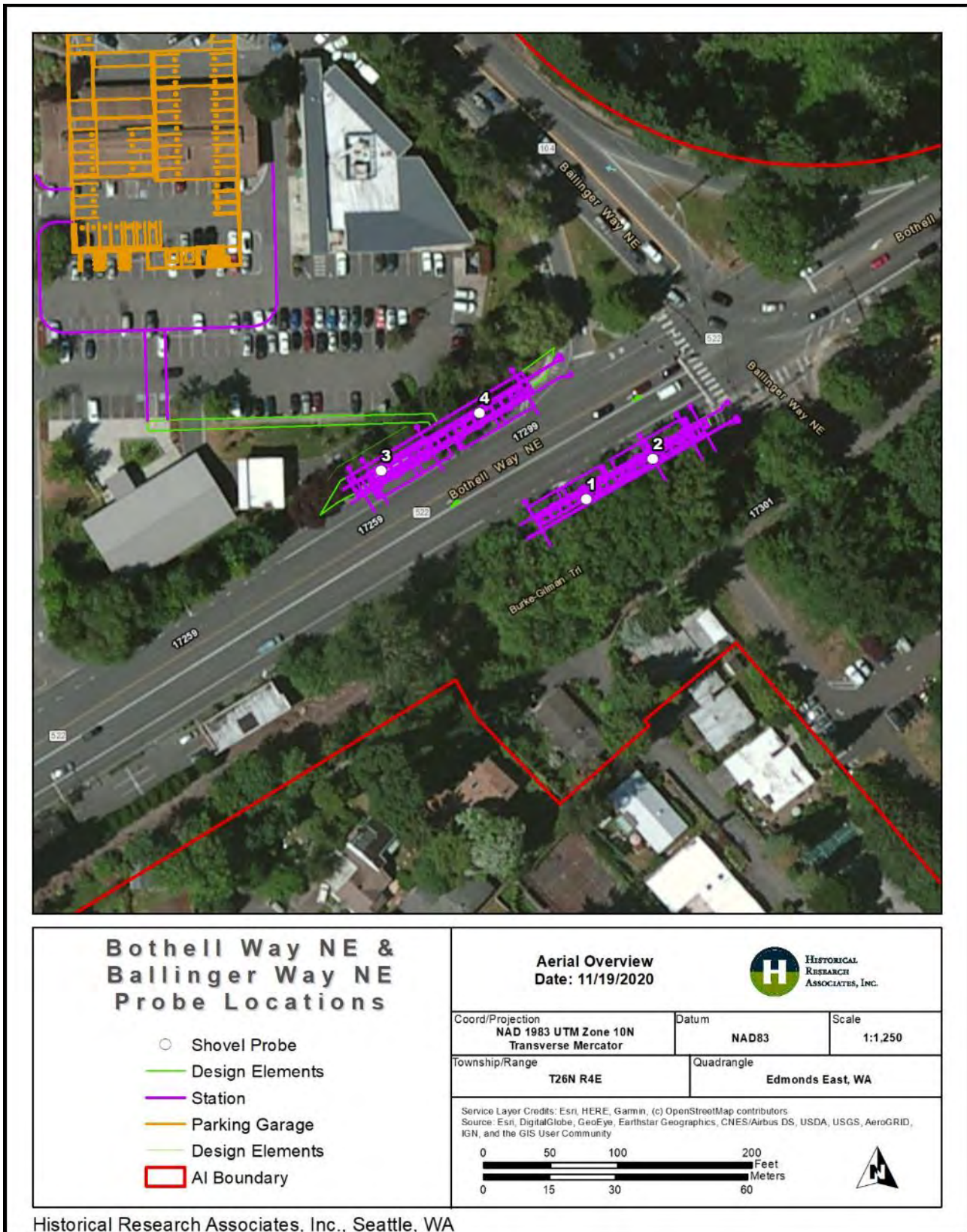


Figure 7-7 Shovel test probes at Lake Forest Park Town Center Station

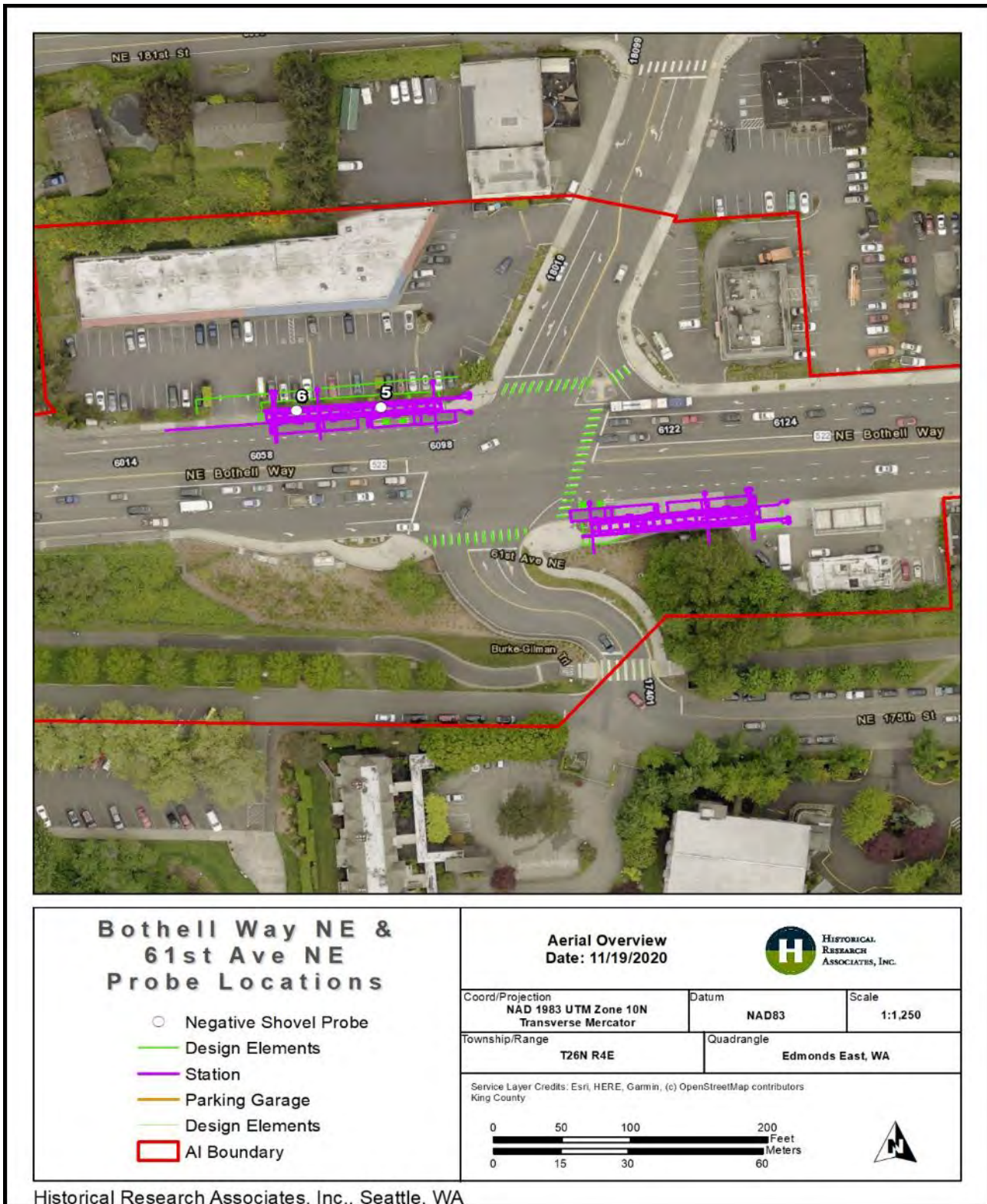


Figure 7-8 Shovel test probes at 61st Avenue NE Station

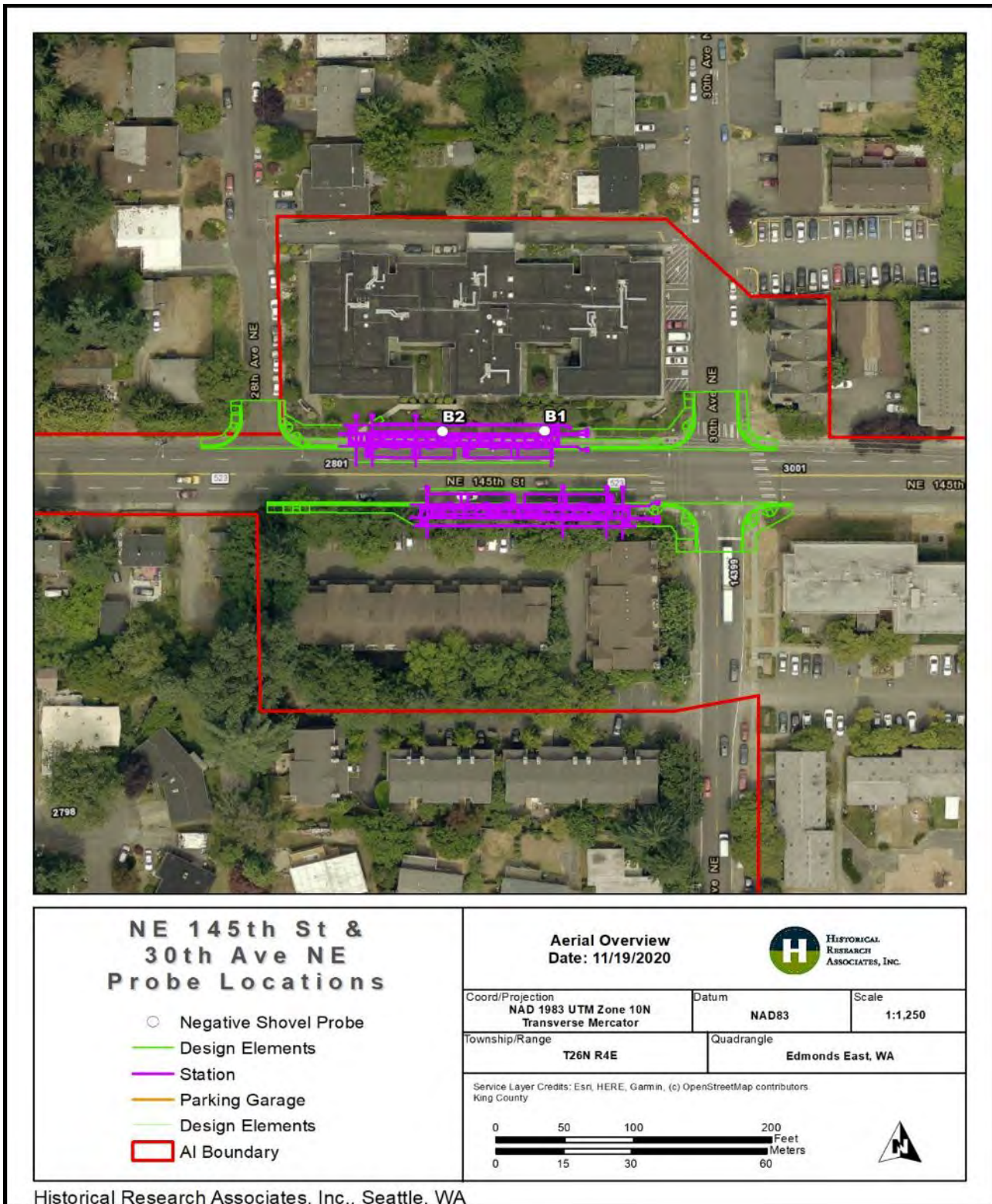


Figure 7-9 Shovel test probes at 30th Avenue NE Station

Table 7-2 Archaeological shovel test probe results

Shovel Probe No.	Location	Depth (centimeters below ground surface [cmbs])	Description (cmbs) - Comments
1	South side of Bothell Way NE, near Ballinger Way NE	84	<p>0–30: Dark brown fine sandy silty, common fine roots, few to common subrounded gravels and pebbles</p> <p>30–80: Brown medium sandy silt, few fine roots, common gravels, pebbles and small cobbles</p> <p>80–84; Grayish-brown silty sand with many subrounded gravels</p> <p><i>Terminated due to compacted gravels</i></p>
2	South side of Bothell Way NE, near Ballinger Way NE	60	<p>0–30: Dark brown fine sandy silty, common fine roots, few to common subrounded gravels and pebbles</p> <p>30–50: Brown medium sandy silt, few fine roots, common gravels, pebbles and small cobbles</p> <p>50–60: Grayish-brown silty sand with many subrounded gravels</p> <p><i>Terminated due to compacted gravels</i></p>
3	North side of Bothell Way NE, near Ballinger Way NE	100	<p>0–40: Very dark brown sandy silty clay, very many subrounded gravels, pebbles, very many fine roots</p> <p>18–52: Dark brown sandy silt, very many subrounded gravels and pebbles</p> <p>52–100: Grayish-brown silty sand, few subrounded gravels and pebbles</p> <p><i>Terminated at target depth</i></p>

Shovel Probe No.	Location	Depth (centimeters below ground surface [cmbs])	Description (cmbs) - Comments
4	North side of Bothell Way NE, near Ballinger Way NE	100	<p>0–65: Brown sandy silty clay, common gravel, pebbles, very many fine roots</p> <p>65–100: Dark brown sandy silt, common gravel, pebbles and small cobbles, few fine roots</p> <p><i>Terminated at target depth</i></p>
5	North side of Bothell Way NE, near 61st Avenue NE	30	<p>0–30: Brown sandy silty, with common subrounded gravels, pebbles, very many fine to medium roots</p> <p><i>Terminated due to asphalt</i></p>
6	North side of Bothell Way NE, near 61st Avenue NE	25	<p>0–25: Brown sandy silty, with common subrounded gravels, pebbles, very many fine to medium roots</p> <p><i>Terminated due to asphalt</i></p>
B1	North side of NE 145th Street and 30th Avenue NE	77	<p>0–21: Brown, gravelly, silty, fine sand; gravels are few, angular to rounded, small to large pebbles; common fine roots; A horizon,¹ topsoil fill</p> <p>21–54: Mixed yellowish brown and brown gravelly, silty, fine to medium sand; gravels common, angular to rounded, small pebbles to small cobbles; woody debris, one large root; fill</p> <p>54–77: Gray, gravelly, medium to coarse sand; gravels common, sub-angular to rounded, small to very large pebbles; compact; C horizon,¹ glacial till</p> <p><i>Irrigation pipe encountered at 32 cmbs; terminated on glacial sediments</i></p>

Shovel Probe No.	Location	Depth (centimeters below ground surface [cmbs])	Description (cmbs) - <i>Comments</i>
B2	North side of NE 145th Street and 30th Avenue NE	100	<p>0-18: Brown, sandy-silt, few sub-angular gravels and pebbles; topsoil</p> <p>18-67: Reddish brown, silty to fine sand with common sub-angular gravels, pebbles and cobbles; disturbed</p> <p>67-100: Yellowish brown, fine sand with common sub-angular to subrounded pebbles and cobbles; glacial till</p> <p><i>Terminated at depth in glacial sediments</i></p>

¹ Soil Horizons: A is topsoil, the layer of soil directly under duff/leaf litter and the most biologically active. B is subsoil in which minerals have leached down from the A horizon and contains little remaining organic material except active tree and shrubs roots. The C horizon is parent material soil that sits on top of bedrock.



Figure 7-10 Extent of SP 1 showing typical soils

7.3 Archaeological coring

HRA conducted geomorphic and archaeological investigations of two proposed park-and-ride garage locations through the acquisition and investigation of deep sediment cores. HRA's geoarchaeologist used the cores to characterize and better understand the subsurface deposits that make up the study area landforms. Additionally, the cores helped determine whether there is a high likelihood of cultural materials based on the presence of buried soils or surfaces. Subsurface archaeological sampling was not conducted at the third proposed park-and-ride garage location (in Bothell), because portions of the site had been disturbed by the city's clean-up activities, which included surface and sub-surface material removal and replacement.

7.3.1 Lake Forest Park Park-and-Ride garage

The Lake Forest Park Park-and-Ride garage is positioned along the northern margin of Lake Washington (see **Appendix B**: Figure 7 of 18). The surficial geology of the location is mapped as Holocene age alluvial deposits (Yount et al. 1993). Such alluvial deposits range in grain size from clay to gravels and are occasionally found interbedded with peats. At the Lake Forest Park location, the sediments represent an alluvial fan that has accumulated where a series of small streams that drain the uplands to the north converge (see **Figure 3-1** (Overview of western portion of AI showing surficial geology overlain on LiDAR elevation data)).

The location of the proposed park-and-ride garage includes an upper and lower landform that have been mechanically shaped to attain their modern form (see **Appendix B**, Figure 7 of 18). However, the modified landform likely did represent a small terrace in the past, either deposited as a result of stream deposition or cut from older glacial materials.

HRA extracted five cores from the proposed park-and-ride garage location (see **Figure 7-11** (Aerial map of proposed Lake Forest Park Park-and-Ride garage showing locations of extracted cores)): two from the upper landform (**Figure 7-12** (Extraction of core LFP-1 on the upper landform within the proposed Lake Forest Park Park-and-Ride garage location, view north)), one on the path sloping down from the upper to the lower landform (**Figure 7-13** (Extraction of core LFP-3 on the slope between the upper and lower landforms within the proposed Lake Forest Park Park-and-Ride garage location, view east)), and two from the lower landform (**Figure 7-14** (Extraction of core LFP-5 on the lower landform within the proposed Lake Forest Park Park-and-Ride garage location, view northeast)). Cores extracted from the upper landform (LFP-1 and LFP-2) contained fill in their uppermost sections. Below the fill, the cores displayed well-developed soil A and B horizons that formed in sandy loams (**Figure 7-15** (Well-developed soil A (darker *sediment at left*) and B horizons from 97 to 138 centimeters below surface in core LFP-2)) overlying moderately well-sorted sand and gravel deposits. While this topsoil has the potential to contain archaeological materials, no buried soils or former land surfaces were noted deeper in either of the cores from the upper landform. Sediments encountered below the topsoil included sands and gravels that were likely emplaced within an active alluvial setting. Such a setting is not conducive to occupation by humans.

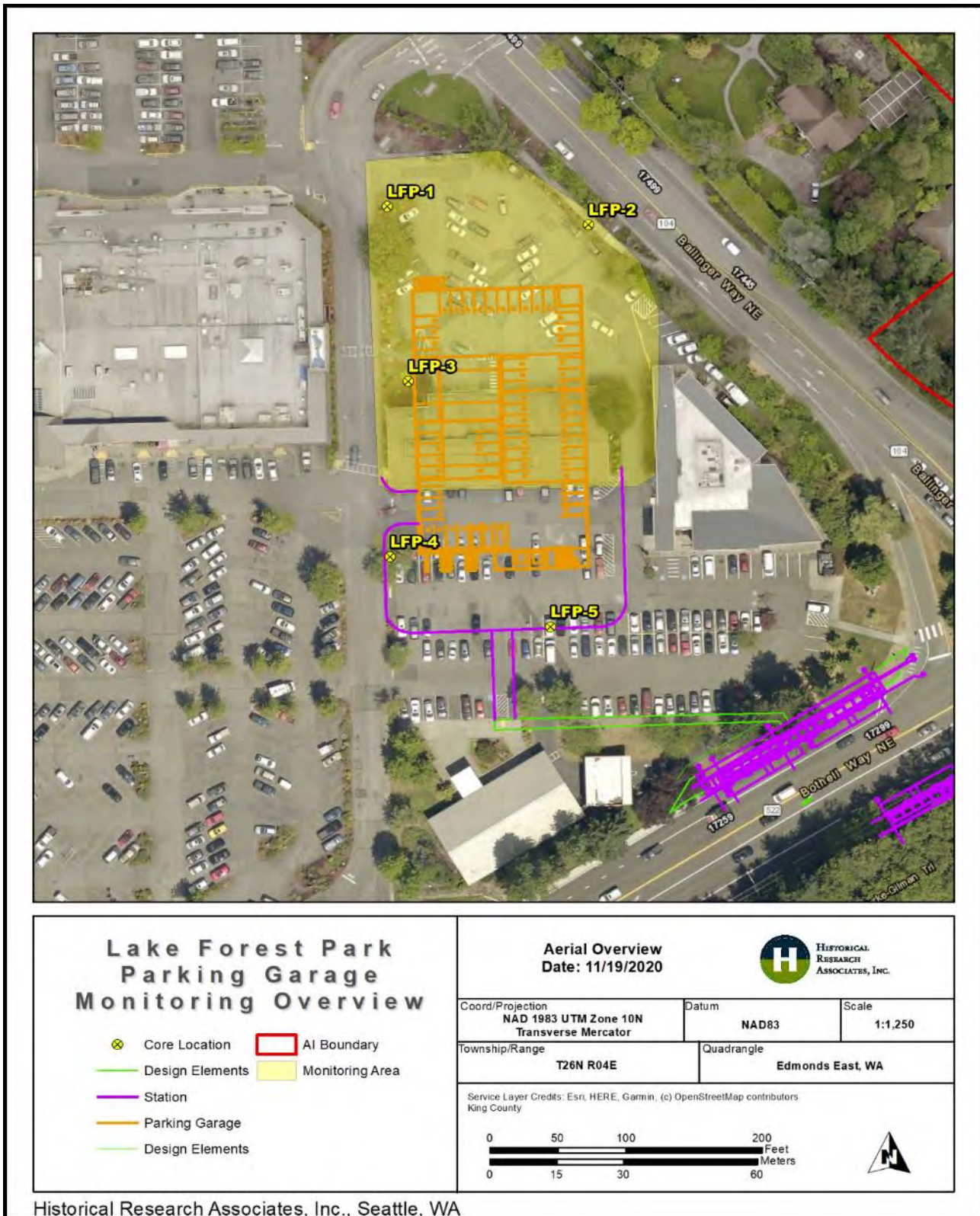


Figure 7-11 Aerial map of proposed Lake Forest Park Park-and-Ride garage showing locations of extracted cores



Figure 7-12 Extraction of core LFP-1 on the upper landform within the proposed Lake Forest Park Park-and-Ride garage location, view north



Figure 7-13 Extraction of core LFP-3 on the slope between the upper and lower landforms within the proposed Lake Forest Park Park-and-Ride garage location, view east



Figure 7-14 Extraction of core LFP-5 on the lower landform within the proposed Lake Forest Park Park-and-Ride garage location, view northeast



Figure 7-15 Well-developed soil A (*darker sediment at left*) and B horizons from 97 to 138 centimeters below surface in core LFP-2

Core LFP-3, extracted from the slope leading from the upper to the lower terrace, contained peaty loams from near to surface to a depth of 11.8 feet below the ground surface. Underlying sediments were well-sorted sands and gravels with occasional inclusions of peat or organic materials (see **Figure 7-16** (Peaty sediment (*darker sediments at left*) overlying well-sorted alluvial sands (gray sediments *at right*) with organic inclusions in core LFP-3)). As with cores LFP-1 and LFP-2, the underlying sands and gravels have a low likelihood to contain evidence of human occupation. However, the overlying peat-rich deposits are indicative of a more stable, terrestrial landscape upon which humans may have lived.



Figure 7-16 Peaty sediment (*darker sediments at left*) overlying well-sorted alluvial sands (*gray sediments at right*) with organic inclusions in core LFP-3

Cores LFP-4 and LFP-5 positioned on the lower landform did not display a soil in their upper sections, possibly indicating that the location was stripped of surficial sediment prior to modern development. Instead, the geoarchaeologist identified sandy and gravelly sediments throughout the two cores. HRA noted no evidence of a buried soil or buried former stable land surface (such as peat-rich materials) in either core.

HRA screened all of the sediments extracted from the five coring locations within the proposed Lake Forest Park Park-and-Ride garage project area and encountered no archaeological materials. While much of the sediment found in the cores represented relatively high-energy alluvial deposits such as sands or gravels, peat-rich sediment was found in the upper 11.8 feet in core LFP-3. This organic-rich loam represents a former land surface that may have been occupied by humans in the past. Additionally, the well-developed soil encountered in the upper sections of LFP-1 and LFP-2 represents a land surface that was likely present and stable for thousands of years before modern development.

7.3.2 Kenmore Park-and-Ride garage

The proposed Kenmore Park-and-Ride garage is located within the drainage basin of Swamp Creek, near its confluence with the Sammamish River. The surficial geology of the location is mapped as Quaternary-age (early Pleistocene) clays, silts and fine sands deposited in still to slowly moving water, such as bogs, marshes or lake settings (Minard 1985; Yount et al. 1993; Washington State Department of Natural Resources-Washington Geological Survey 2019) (see **Figure 3-1** (Overview of western portion of AI showing surficial geology overlain on LiDAR elevation data)). While Holocene-age alluvial deposits are not mapped at the project location, alluvial deposits are depicted to the east and may be post-glacial in age.

HRA extracted five cores from the proposed Kenmore Park-and-Ride garage location (see **Figure 7-17** (Aerial map of proposed Kenmore Park-and-Ride garage showing locations of extracted cores)). Each of the cores displayed a similar sediment profile, which included a thick layer of fill overlying a thin topsoil that was capped during development of the area (see **Figure 7-18** (Fill and soil A horizon (left) overlying an iron-rich soil B horizon (center) and moderately poorly sorted sands and gravels (right) in core K-3)). Below this, sediments included beds of moderately well sorted to moderately poorly sorted sands and gravels. These materials are not consistent with the slack-water deposits mapped for the area. Instead, the sediments likely represent alluvium deposited by Swamp Creek and possibly some colluvial materials from the surrounding uplands.

HRA identified no archaeological materials when screening the sediments extracted from the Kenmore coring locations. The geoarchaeologist noted no buried soils or stable land surfaces during core analysis. Based on the coarse nature of the deposits and the thin, poorly developed soil noted at the surface of the cores, the sampled landform appears to represent high energy fluvial deposits that have experienced very little stability over time and have a low likelihood for containing evidence of human occupation.

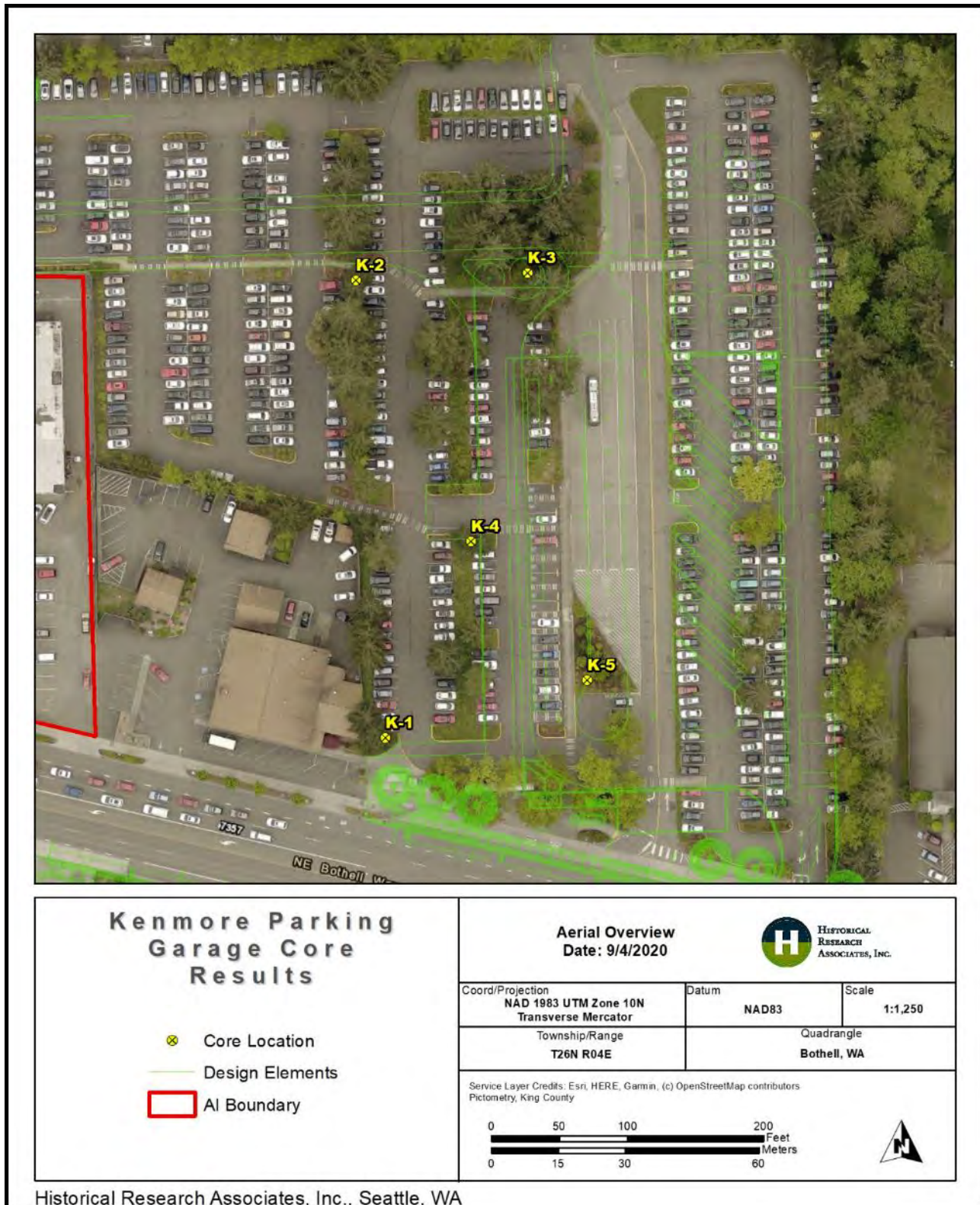


Figure 7-17 Aerial map of proposed Kenmore Park-and-Ride garage showing locations of extracted cores

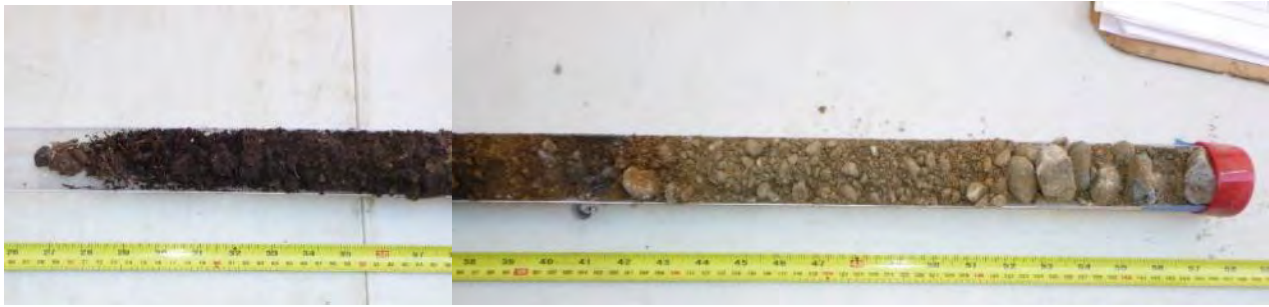


Figure 7-18 Fill and soil A horizon (*left*) overlying an iron-rich soil B horizon (*center*) and moderately poorly sorted sands and gravels (*right*) in core K-3

8 ARCHITECTURAL SURVEY

HRA surveyed a total of 142 resources within the AI for the architectural survey. Of those surveyed, HRA recommends that 23 resources meet listing criteria for the Seattle City Landmarks list, COBRHL, KCRHP, WHR and/or NRHP. Additionally, two resources were already listed in or determined eligible for listing in the NRHP (see Section 2), for a total of 25 listed, eligible or recommended-eligible built-environment resources in the AI. The remaining 117 surveyed resources do not meet criteria necessary to be eligible for listing in local, state or national registers. **Table 8-1** (Eligibility recommendations from architectural survey) lists the 142 resources surveyed. HPI forms can be found in **Appendix C**.

Table 8-1 Eligibility recommendations from architectural survey

	Parcel	Street Address	City	Build Date	HRA's Eligibility Recommendation
1.	2026049004	1000 NE 135th Street	Seattle	1930	Local, state, national register eligible: Criteria A and C
2.	7568700770	516 NE 145th Street	Shoreline	1948	Not eligible
3.	7568700765	522 NE 145th Street	Shoreline	1948	Not eligible
4.	7568700635	608 NE 145th Street	Shoreline	1936	Not eligible
5.	7568700626	620 NE 145th Street	Shoreline	1935	Not eligible
6.	7568700625	14505 8th Avenue NE	Shoreline	1948; demolished	Not eligible
7.	6703700070	14601 9th Avenue NE	Shoreline	1960	Not eligible
8.	6704300070	901 NE 146th Street	Shoreline	1953	Not eligible
9.	6704300065	905 NE 146th Street	Shoreline	1958	Not eligible
10.	6704300060	911 NE 146th Street	Shoreline	1958	Not eligible
11.	6632900710	14503 12th Avenue NE	Shoreline	1959	Not eligible

	Parcel	Street Address	City	Build Date	HRA's Eligibility Recommendation
12.	6632300644	1201 NE 145th Street	Seattle	1954	Not eligible
13.	6632900143	1202 NE 145th Street	Shoreline	1941	Not eligible
14.	6632900144	1206 NE 145th Street	Shoreline	1941	Not eligible
15.	6632300645	1207 NE 145th Street	Seattle	1954	Not eligible
16.	6632300646	1213 NE 145th Street	Seattle	1954	Not eligible
17.	6632900141	1216 NE 145th Street	Shoreline	1941	Not eligible
18.	6632300647	1219 NE 145th Street	Seattle	1954	Not eligible
19.	6632900140	1222 NE 145th Street	Shoreline	1941	Not eligible
20.	6632900015	1234 NE 145th Street	Shoreline	1949	Not eligible
21.	6632900010	1250 NE 145th Street	Shoreline	1964	Locally eligible; NRHP District eligible: Criterion C
22.	6632900011	14501 15th Avenue NE	Shoreline	1954	Not eligible
23.	6632300641	1249 NE 145th Street	Seattle	1948	Local, state, national register eligible: Criteria A and C
24.	6632300280	14360 15th Avenue NE	Seattle	1975	Local, state, national register eligible: Criteria A and C
25.	7663700391	14378 30th Avenue NE	Seattle	1970	Local, state, national register eligible: Criteria A and C
26.	7663700391	14312–14394 30th Avenue NE	Seattle	1970	Not eligible
27.	7663700460	2727 NE 145th Street	Seattle	1949	Not eligible
28.	649300250	2818 NE 145th Street	Shoreline	1965	Local, state, national register eligible: Criterion C
29.	7663700281	3201 NE 145th Street	Shoreline	1968	Not eligible
30.	7663700289	14339 Lake City Way NE	Seattle	1968	Not eligible
31.	1626049030	14558 Bothell Way NE	Lake Forest Park	1941	Not eligible
32.	6744700020	14812 Bothell Way NE	Lake Forest Park	1968	Not eligible
33.	6744700060	15030 Bothell Way NE	Lake Forest Park	1966	Not eligible
34.	6744700062	15038–15044 Bothell Way NE	Lake Forest Park	1953	Not eligible

	Parcel	Street Address	City	Build Date	HRA's Eligibility Recommendation
35.	6744700080	15041 Bothell Way NE	Lake Forest Park	1961	Not eligible
36.	6744700103	15348 Bothell Way NE	Lake Forest Park	1928	Not eligible
37.	6744700123	15500 Bothell Way NE	Lake Forest Park	1952	Not eligible
38.	6744700360	15530 Bothell Way NE	Lake Forest Park	1965	State, national register eligible: Criterion C
39.	7748300000	3640 NE 155th Street	Lake Forest Park	1973	Not eligible
40.	8026700170	3637 NE 156th Street	Lake Forest Park	1953	Not eligible
41.	8026700175	15600 37th Avenue NE	Lake Forest Park	1952	Not eligible
42.	8026700180	15604 37th Avenue NE	Lake Forest Park	1953	Not eligible
43.	6744700341	15548 Bothell Way NE	Lake Forest Park	1955	Not eligible
44.	6744700343	15612 38th Avenue NE	Lake Forest Park	1952	Not eligible
45.	6744700303	15630 38th Avenue NE	Lake Forest Park	1941	Not eligible
46.	6744700301	15800 38th Avenue NE	Lake Forest Park	1962	Not eligible
47.	6744700302	3906 NE 157th Place	Lake Forest Park	1975	Not eligible
48.	6744700262	15840 38th Avenue NE	Lake Forest Park	1951	Not eligible
49.	6744700260	15848 38th Avenue NE	Lake Forest Park	1953	Not eligible
50.	7740100305	16002 38th Avenue NE	Lake Forest Park	1946	Not eligible
51.	7738500520	4004 NE 160th Street	Lake Forest Park	1958	Not eligible
52.	7738500510	4007 NE 161st Street	Lake Forest Park	1955	Not eligible
53.	7740100005	16030 39th Avenue NE	Lake Forest Park	1952	Not eligible
54.	7740100015	16200 39th Avenue NE	Lake Forest Park	1950	Not eligible

	Parcel	Street Address	City	Build Date	HRA's Eligibility Recommendation
55.	7738500410	4006 NE 161st Street	Lake Forest Park	1958	Not eligible
56.	7738500420	16112 Bothell Way NE	Lake Forest Park	1958	Not eligible
57.	7738500425	16118 Bothell Way NE	Lake Forest Park	1953	Not eligible
58.	7738500430	16124 Bothell Way NE	Lake Forest Park	1952	Not eligible
59.	7738500435	16130 Bothell Way NE	Lake Forest Park	1952	Not eligible
60.	7740100025	16210 39th Avenue NE	Lake Forest Park	1953	NRHP Eligible: Criterion C
61.	7738500440	16136 Bothell Way NE	Lake Forest Park	1953	Not eligible
62.	7740100030	16218 39th Avenue NE	Lake Forest Park	1952	Not eligible
63.	7738500445	16144 Bothell Way NE	Lake Forest Park	1961	Not eligible
64.	7740100035	16226 39th Avenue NE	Lake Forest Park	1953	Not eligible
65.	7738500451	16154 Bothell Way NE	Lake Forest Park	1955	NRHP District eligible: Criterion C
66.	7740100040	16234 39th Avenue NE	Lake Forest Park	1941	Not eligible
67.	7740100045	16244 39th Avenue NE	Lake Forest Park	1949	Not eligible
68.	7738500460	16242 Bothell Way NE	Lake Forest Park	1952	NRHP District eligible: Criterion C
69.	7740100050	16252 39th Avenue NE	Lake Forest Park	1954	Not eligible
70.	7738500465	16248 Bothell Way NE	Lake Forest Park	1958	Not eligible
71.	7740100055	16266 39th Avenue NE	Lake Forest Park	1941	Not eligible
72.	7738500470	16252 Bothell Way NE	Lake Forest Park	1948	Not eligible
73.	7740100060	17274 39th Avenue NE	Lake Forest Park	1939	Not eligible
74.	7738500475	16260 Bothell Way NE	Lake Forest Park	1958	Not eligible

	Parcel	Street Address	City	Build Date	HRA's Eligibility Recommendation
75.	7740100065	16276 39th Avenue NE	Lake Forest Park	1949	Not eligible
76.	7738500485	16280 Bothell Way NE	Lake Forest Park	1950	Not eligible
77.	7740100070	16280 39th Avenue NE	Lake Forest Park	1950	Not eligible
78.	7738500495	4005 NE 165th Street	Lake Forest Park	1954	Not eligible
79.	7740100075	16294 39th Avenue NE	Lake Forest Park	1947	Not eligible
80.	7740500040	16502 39th Avenue NE	Lake Forest Park	1953	Not eligible
81.	7738500160	16516 Bothell Way NE	Lake Forest Park	1952	Not eligible
82.	7738500161	16524 Bothell Way NE	Lake Forest Park	1952	Not eligible
83.	7738500185	16530 Bothell Way NE	Lake Forest Park	1952	Not eligible
84.	7738500190	16536 Bothell Way NE	Lake Forest Park	1962	Not eligible
85.	7738500195	16540 Bothell Way NE	Lake Forest Park	1946	Not eligible
86.	7740500065	16706 39th Avenue NE	Lake Forest Park	1948	Not eligible
87.	7740500070	16710 39th Avenue NE	Lake Forest Park	1951	Not eligible
88.	7738500125	16555 41st Avenue NE	Lake Forest Park	1946	Not eligible
89.	7738500120	16703 41st Avenue NE	Lake Forest Park	1949	Not eligible
90.	7740500075	16722 39th Avenue NE	Lake Forest Park	1952	Not eligible
91.	7740500080	16728 39th Avenue NE	Lake Forest Park	1951	Not eligible
92.	7738500115	16709 41st Avenue NE	Lake Forest Park	1954	State, national register eligible: Criterion C
93.	7740500085	16740 39th Avenue NE	Lake Forest Park	1953	Not eligible
94.	7738500110	16715 41st Avenue NE	Lake Forest Park	1956	Not eligible

	Parcel	Street Address	City	Build Date	HRA's Eligibility Recommendation
95.	7740500090	16744 39th Avenue NE	Lake Forest Park	1952	Not eligible
96.	7738500105	16721 41st Avenue NE	Lake Forest Park	1950	Not eligible
97.	7738500100	16727 41st Avenue NE	Lake Forest Park	1950	Not eligible
98.	7740500095	16756 39th Avenue NE	Lake Forest Park	1963	Not eligible
99.	7738500090	16747 41st Avenue NE	Lake Forest Park	1950	NRHP District eligible: Criterion C
100.	1026049083	16827 Bothell Way NE	Lake Forest Park	1971	Not eligible
101.	4030100012	17220 Beach Drive	Lake Forest Park	1963	Not eligible
102.	4030100016	17228 Beach Drive	Lake Forest Park	1947	State, national register eligible: Criterion C
103.	4019301656	17181 Bothell Way NE	Lake Forest Park	1970	Not eligible
104.	403010TRCT	17301 Beach Drive NE	Lake Forest Park	1967	State, national register eligible: Criteria A and C
105.	4019301580	17510 Ballinger Way	Lake Forest Park	1937	Not eligible
106.	4022300005	17430 Ballinger Way	Lake Forest Park	1925	State, national register eligible: Criteria A, B and C
107.	1126049010	6115 Bothell Way NE	Kenmore	1954	Not eligible
108.	7946300210	6512 NE Bothell Way	Kenmore	1964	Locally eligible; NRHP District eligible: Criterion C
109.	7946300205	6522 NE Bothell Way	Kenmore	1963	Locally eligible; NRHP District eligible: Criterion C
110.	7946300120	6720 NE Bothell Way	Kenmore	1956	Not eligible
111.	7946300115	6722 NE Bothell Way	Kenmore	1946	Not eligible
112.	7946300110	6734 NE Bothell Way	Kenmore	1957	Not eligible
113.	1126049118	6725 NE 175th Street	Kenmore	1959	Not eligible
114.	4164100065	6820 NE 175th Street	Kenmore	1957	Not eligible
115.	4164100060	6834 NE 175th Street	Kenmore	1966	Not eligible

	Parcel	Street Address	City	Build Date	HRA's Eligibility Recommendation
116.	0114100945	7304 NE Bothell Way	Kenmore	1955	Not eligible
117.	114100936	7330 NE Bothell Way	Kenmore	1950	Not eligible
118.	4164100135	7304 NE 175th Street	Kenmore	1950	Remains locally eligible: KCRHP
119.	4164100115	7324 NE 175th Street	Kenmore	1956	Not eligible
120.	4156700020	8005 NE 175th Street	Kenmore	1944	Not eligible
121.	4156700025	8015 NE 175th Street	Kenmore	1956	Not eligible
122.	726059342	17511 NE Bothell Way	Bothell	1966	Not eligible
123.	0726059091	17717 NE Bothell Way	Bothell	1948	Not eligible
124.	726059091	17909 NE Bothell Way	Bothell	1948	Local, state, national register eligible: Criteria A and C
125.	2374200025	18204 98th Avenue NE	Bothell	1947	Local, state, national register eligible: Criterion C
126.	2374200016	18212 98th Avenue NE	Bothell	1955	Locally eligible: COBRHL Criterion D
127.	2374200010	18220 98th Avenue NE	Bothell	1959	Not eligible
128.	0726059444	18323 98th Avenue NE	Bothell	1973	Not eligible
129.	0626059121	9815 NE 188th Street	Bothell	1968	Locally eligible: COBRHL Criteria B and G
130.	526059227	19425 112th Avenue NE	Bothell	1955	Not eligible
131.	9567800030	10304 NE 185th Street	Bothell	1900s	Locally eligible; NRHP District eligible: Criterion C
132.	0967000435	18421 104th Avenue NE	Bothell	1939	Not eligible
133.	3798000185	18504 104th Avenue NE	Bothell	1959	Not eligible
134.	3798000180	10412 NE 185th Street	Bothell	1960	Not eligible
135.	3798000175	10418 NE 185th Street	Bothell	1962	Not eligible
136.	826059095	10909 NE 185th Street	Bothell	1968	Not eligible
137.	0526059240	18607 Beardslee Boulevard	Bothell	1950	Not eligible
138.	0526059108	18605 Beardslee Boulevard	Bothell	1967	Not eligible
139.	0526059189	18623 Beardslee Boulevard	Bothell	1960	Not eligible
140.	0526059142	18705 Beardslee Boulevard	Bothell	1954	Not eligible

8.1 1000 NE 135th Street

Completed in 1930, according to DAHP's WISAARD database, and 1933, according to the King County Assessor, Jackson Park Golf Course is located at 1000 NE 135th Street (DAHP 2020; King County Assessor 2020). It is situated to the east of Interstate 5 (I-5) and west of 12th Avenue NE, and bounded by NE 145th Street to the north and NE 135th Street to the south (see **Figure 8-1** (Jackson Park Golf Course, view southwest) and **Figure 8-2** (Jackson Park Golf Course, view southeast)). The golf course includes an original clubhouse that was surveyed in 2012. The Federal Transit Administration (FTA) found the clubhouse not eligible for listing in the NRHP in 2013 (DAHP 2020). However, the golf course itself was not fully evaluated at that time.

The golf course is 160 acres of open space surrounded by mature evergreens and enclosed by chain link fence on the north edge. The course includes some benches, water features, and paved and dirt or gravel pathways, but it is primarily devoted to the green, as designed by Francis L. James of New York and Philadelphia (DAHP 2020). According to the King County Assessor, there are three buildings located within the course: a clubhouse constructed in 1933, a restaurant added in 1970, and a garage and repair shop added in 1984 (King County Assessor 2020). None of these buildings are within sight of the AI but are clustered in the southeast corner of the golf course and not visible from the public ROW. Visible plantings include rhododendrons, cedars, madrone and other evergreens.



Figure 8-1 Jackson Park Golf Course, view southwest



Figure 8-2 Jackson Park Golf Course, view southeast

Integrity

From its period of construction (1930), the Jackson Park Golf Course at 1000 NE 135th Street retains integrity of location, setting, design, materials, workmanship, feeling and association, because it remains on its original parcel in King County and continues to serve as a public golf course. It remains within a largely residential area, and the landscaped grounds appear unaltered, retaining many of their character-defining features. New construction took place within the last half of the 20th century, but it did not replace the original clubhouse or lead to extensive integrity loss.

Evaluation

The Jackson Park Golf Course at 1000 NE 135th Street is a 160.7-acre public park and golf course completed in 1930. As noted above, the Jackson Park Golf Course Clubhouse was surveyed in 2012, and the FTA determined it not eligible for listing in the NRHP (DAHP 2020). As noted in the Seattle Historical Sites database, the golf course occupies the Jones Tract, a large farm tract that was settled by W. B. Denny in 1884. By the early 1920s, the Jones heirs plotted the eastern half of their holdings into the “Paramount Park Addition” and sold the western half to Seattle realtor M. Ray Wood (Seattle Historic Sites Survey Inv DPR039). By the mid-1920s, King County had twelve private golf courses, but only one public golf course at Jefferson Park on Beacon Hill. Area residents petitioned the Parks Board to develop a second facility, and in 1927, the board accepted an offer from Wood to sell his “140-acre brush-covered stump land for \$66,000,” which was at that time located north of Seattle’s city limits (DAHP 2020; Seattle DON 2020). The board commissioned Francis “Frank” L. James of New York and Philadelphia to design the new “North End Golf Course,” later renamed for President Andrew Jackson (Seattle DON 2020).

During James’s early career, he assisted well-known English architect William H. Tucker and worked on designs for both the Sand Point Country Club in Seattle (1927) and Jackson Park (1930). After he established his own firm, he continued designing golf courses, including the Maplevue Golf and Country Club (1933) and the University of Idaho Golf Course (1933). In 1936, James became the Washington Works Progress Administration (WPA) architect and designed the Seminary Hill layout (BC Golf House Society 2019; Denfeld 2009).

The Jackson Park course opened to the public on May 12, 1930, roughly 15 years after the first municipal golf course was established. An additional 14 acres were later purchased and developed into a nine-hole, par three course in 1954 (DAHP 2020).

HRA recommends that the Jackson Park Golf Course is eligible for listing in the NRHP/WHR under Criteria A and C, and is eligible as a Seattle City Landmark under Criteria A and C, for its association with recreational development and the development of public courses, and for embodying the distinctive characteristics of a 1930s golf course design by Pacific Northwest golf course architect Francis James. Under Criterion C, the course is significant in the area of Landscape Architecture, with a period of significance dating to its construction in 1930. Though surveyed at a compliance level from the public ROW, HRA assumes the boundary for the eligible resource is the historically plotted and current golf course boundary.

8.2 516 NE 145th Street

Built in 1948, according to the King County Assessor, the single-family dwelling at 516 NE 145th Street fronts south toward NE 145th Street, just east of the I-5 Interchange (King County Assessor 2020) (see **Figure 8-3** (516 NE 145th Street, view northwest) and **Figure 8-4** (516 NE 145th

Street, view northeast)). The south side of the building is screened by a tall hedge, with a driveway and parking area at the front. The one-story, T-shaped building is 760 square feet, sits on a poured-concrete foundation, is clad in clapboard with T1-11 siding on the enclosed entry porch, and is topped by a cross-gabled roof covered in asphalt shingles. The facade features a central gabled projection with the primary entry on the east wall and a sliding-track, vinyl-frame window on the south-facing facade. Flanking the projection to the east is a sliding-track, vinyl-frame window and an attached shed carport. A smaller window is located on the west side of the entry. The east elevation has a single door off the carport, and the west elevation has two sliding-track windows. The building's rear (north) elevation is not visible from the ROW.



Figure 8-3 516 NE 145th Street, view northwest



Figure 8-4 516 NE 145th Street, view northeast

Integrity

From its period of construction (1948), the residence at 516 NE 145th Street retains integrity of location, setting and association, because it remains a residence on its original parcel. Exterior changes, including a carport addition to the east, vinyl-frame window replacement and enclosure of the front (south) porch, have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 516 NE 145th Street dates to 1948 and is situated within Shoreline's Saulsberry Heights neighborhood, plotted in 1927 by George Saulsberry and consisting of 28 small lots between NE 145th and NE 155th streets and 5th and 8th avenues. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of

significant persons (Criterion B). The house is a modest example of a vernacular, postwar residence featuring few character-defining features from the historic period, apart from its side-gabled plan and minimal ornamentation. It does not embody the distinctive characteristics of a particular type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the residential building at 516 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 516 NE 145th Street is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.3 522 NE 145th Street

Built in 1948, according to the King County Assessor, the single-family residence at 522 NE 145th Street is a one-story house fronting south on NE 145th Street at its intersection with 6th Avenue NE (King County Assessor 2020) (see **Figure 8-5** (522 NE 145th Street, view northwest) and **Figure 8-6** (522 NE 145th Street, view southwest)). The rectangular building is 1,050 square feet, rests on a poured-concrete foundation, is clad in wood shingles, and is capped by a side-gabled roof covered in asphalt shingles. The facade features an off-center entry door with sidelights flanked by a picture window to the east and sliding-track, vinyl-frame window near the east end. No openings are located on the east elevation. The rear (north) elevation features a slight projection at the east end and rear door on the west side. The west elevation was not visible from the ROW.



Figure 8-5 522 NE 145th Street, view northwest



Figure 8-6 522 NE 145th Street, view southwest

Integrity

From its period of construction (1948), the residence at 522 NE 145th Street retains integrity of location, setting and association, because it remains a residential building on its original parcel. Newer vinyl-frame windows and alterations to fenestration have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The single-family residence at 522 NE 145th Street was constructed in 1948 and is situated within Shoreline's Saulsberry Heights neighborhood, plotted in 1927 by George Saulsberry and consisting of 28 small lots between NE 145th and NE155th streets and 5th and 8th avenues. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The house is a modest example of an early Ranch house with a simple rectangular plan and minimal ornamentation. The building does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residential building at 522 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 522 NE 145th Street is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.4 608 NE 145th Street

Built in 1936, according to the King County Assessor, the residence at 608 NE 145th Street is a one-story house fronting south on NE 145th Street and set back on a large lot with a picket fence along the south side (King County Assessor 2020) (see **Figure 8-7** (608 NE 145th Street, view north) and **Figure 8-8** (608 NE 145th Street, view northeast)). A driveway extends along the building's west side. The L-shaped building is 730 square feet, sits on a poured-concrete foundation, is clad in half-round logs (front facade) and wood shingles, and is topped by a side-gabled roof covered in asphalt shingles. The facade features a central entry with a stoop sheltered by a gable hood with simple wood knee braces. Flanking the entrance are two large sliding-track, vinyl-frame windows. The west elevation has an exterior brick chimney positioned off-center and a lower, side-gabled wing featuring bracketed eaves and a sliding-track window on the west end. The rear and east elevations are not visible from the ROW.



Figure 8-7 608 NE 145th Street, view north



Figure 8-8 608 NE 145th Street, view northeast

Integrity

From its period of construction (1936), the residence at 608 NE 145th Street retains integrity of location, setting, feeling and association, because it remains a residential building on its original parcel. Window replacement and a likely garage conversion on the west end have diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 608 NE 145th Street was built in 1936 and is, according to a previous surveyor, one of several log-clad houses in the area (DAHP 2020). It is situated within Shoreline's Saulsberry Heights neighborhood, plotted in 1927 by George Saulsberry and consisting of 28 small lots

between NE 145th and NE 155th streets and 5th and 8th avenues. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Classical Revival home, featuring a central projecting hood over a symmetrical facade. However, it does not include the double-hung, wood-framed windows typical of the type. It does not embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; or possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 608 NE 145th Street does not qualify for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 608 NE 145th Street is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.5 620 NE 145th Street

Built in 1935, according to the King County Assessor, the single-family residence fronting south at 620 NE 145th Street is a one-story, wood-frame residence set back from the street above a raised berm and screened by privacy fencing. A driveway along the west side leads to a detached garage (King County Assessor 2020) (see **Figure 8-9** (620 NE 145th Street, view northeast) and **Figure 8-10** (620 NE 145th Street, view northwest)). The T-shaped building is 760 square feet, sits on a poured-concrete foundation, is clad in wood clapboards, and is topped by a cross-gable roof of asphalt shingles. The facade features a shed roof supported by simple wood posts over an entry porch on the west end. An off-center entry door is flanked by a bank of eight-light, wood-frame windows behind storm windows. A projecting gable is located at the facade's east end. On the west elevation are two eight-light, wood-frame windows with a smaller sliding-track, vinyl-frame windows with simulated dividers at the north end. The rear and east elevations are not visible from the ROW.



Figure 8-9 620 NE 145th Street, view northeast



Figure 8-10 620 NE 145th Street, view northwest, indicating privacy measures and separation of the resource from the street

Integrity

From its period of construction (1935), the residence at 620 NE 145th Street retains integrity of location, setting, design, materials, workmanship, feeling and association, because it remains a residential building on its original parcel and remains relatively unaltered.

Evaluation

The residential building at 620 NE 145th Street was constructed in 1935. It is situated within Shoreline's Saulsberry Heights neighborhood, plotted in 1927 by George Saulsberry and consisting of 28 small lots between NE 145th and NE 155th streets and 5th and 8th avenues. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). Typical of Depression-era residences, the building is modest in style and plan. It is not a distinctive example of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance, HRA recommends 620 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 620 NE 145th Street is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.6 14505 8th Avenue NE

According to King County Assessor, the residence at 14505 8th Avenue NE (parcel number 756870-0625) was constructed in 1948 (King County Assessor 2020). However, this appears to be an error. Field survey indicated that the historic-period building is no longer extant, and the lot is vacant with several trailers on the parcel (see **Figure 8-11** (14505 8th Avenue NE, view southeast) and **Figure 8-12** (14505 8th Avenue NE, view north)). The parcel is bounded by a stone wall and wood fence on NE 145th Street and 8th Avenue NE.



Figure 8-11 14505 8th Avenue NE, view southeast



Figure 8-12 14505 8th Avenue NE, view north

8.7 14601 9th Avenue NE

Built in 1960, according to the King County Assessor, the single-family residence at 14601 9th Avenue NE faces northeast, with NE 145th Street to the rear. It is set back on a corner lot and is largely hidden from view by mature plantings (King County Assessor 2020) (see **Figure 8-13** (14601 9th Avenue NE, view southwest) and **Figure 8-14** (14601 9th Avenue NE, view west)). A driveway is located at the building's northeast side. The one-story Ranch house has an L-shaped footprint and measures 1,500 square feet (first floor and daylight basement). It rests on a poured-concrete foundation, is clad in wood clapboards and vertical wood siding, and is topped by a cross-hipped roof of asphalt shingles. At the building's north end are concrete stairs with a metal railing leading to a raised deck with a canted wood railing. The facade has a single door and large picture window at the lower level and two sliding-track, vinyl-frame windows at the upper level. The entry is positioned near the facade's south end, where the two hipped-roof wings meet. The side and rear elevations are not visible from the ROW.



Figure 8-13 14601 9th Avenue NE, view southwest



Figure 8-14 14601 9th Avenue NE, view west

Integrity

From its period of construction (1960), the residence at 14601 Ninth Avenue NE retains integrity of location, setting, feeling and association, because it remains a residential building on its original parcel within a neighborhood of similar postwar residences. Window replacement has diminished the building's integrity of design, materials and workmanship.

Evaluation

The residence at 14601 9th Avenue NE was built in 1960, a period of postwar residential development in Shoreline. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The house is an example of a Modern Ranch house with some character-defining features of the style, including its low plan and canted deck railing. There are many examples throughout King County, however, and this one does not include, for instance, the typical wood or aluminum-framed windows found on significant examples. It is not a distinctive example of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends 14601 9th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 14601 9th Avenue NE is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.8 901 NE 146th Street

Built in 1953, according to the King County Assessor, the single-family residence at 901 NE 146th Street fronts north toward NE 146th Street with NE 145th Street to the rear (King County Assessor 2020) (see **Figure 8-15** (901 NE 146th Street, view south) and **Figure 8-16** (901 NE 146th Street, view southwest)). A driveway along the east side of the building leads to a carport. The one-story building is L-shaped in plan with a rectangular wing and intersecting wing at the east end. It is 1,200 square feet in plan, sits on a poured-concrete foundation, is clad in rough-face stone veneer below wood shingle siding, and is topped by a cross hip-on-gable, asphalt-shingle roof with louvered vents in the gable peaks. The facade features an off-center entry door with narrow sidelights flanked by two sliding-track, vinyl-frame windows to the west and an oversized picture window to the east. A concrete entry patio is enclosed by a low rough-face stone veneer planter box, creating a courtyard space. A projecting hip-roofed wing and carport extend from the facade's east end. An interior chimney is located at the projecting wing. The west and rear (south) elevations are not visible from the ROW.



Figure 8-15 901 NE 146th Street, view south



Figure 8-16 901 NE 146th Street, view southwest

Integrity

From its period of construction (1953), the residence at 901 NE 146th Street retains integrity of location, setting, feeling and association, because it remains a residential building on its original parcel within a neighborhood of similar postwar residences. Alterations including window replacement have diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 901 NE 146th Street was constructed in 1953, a period of postwar residential development in Shoreline. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Modern Ranch house, featuring the typical massing and mix of materials on the facade, but lacking historic-period fenestration. The building is not a distinctive example of its type, period or method of construction; is not the work of a master; does not possess high artistic value; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 901 NE 146th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 901 NE 146th Street is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.9 905 NE 146th Street

Built in 1958, according to the King County Assessor, the single-family residence at 905 NE 146th Street faces north toward NE 146th Street with NE 145th Street to the rear (King County Assessor 2020) (see **Figure 8-17** (905 NE 146th Street, view southeast) and **Figure 8-18** (905 NE 146th Street, view southwest)). A paved driveway located at the building's west side leads to an attached garage. The one-story, rectangular building includes a full-sized daylight basement and a total of 2,850 square feet. It sits on a poured-concrete foundation, is clad in wood clapboard with brick veneer accents, and is capped by an asphalt-shingle, side-gabled roof. At the facade's west end, an intersecting hipped-roof wing incorporates the garage bay with a wood-paneled overhead door. The facade features an off-center entry tucked into the corner at the intersecting wings. It is flanked by an oversized, full-height, nine-light window, likely wood-framed. The brick entrance patio is enclosed by a low planter wall and is sheltered by the hip roof overhang supported by a brick corner column. Two sliding-track, vinyl-frame windows are located on the east side of the facade. A large, internal brick chimney is centrally located. There are no openings on the east elevation. The rear (south) elevation is not visible from the ROW.



Figure 8-17 905 NE 146th Street, view southeast



Figure 8-18 905 NE 146th Street, view southwest

Integrity

From its period of construction (1958), the residence at 905 NE 146th Street retains integrity of location, setting, feeling and association, because it remains a residential building on its original parcel within a neighborhood of similar postwar residences. Alterations, including window replacement, have diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 905 NE 146th Street was constructed in 1958 during a period of postwar residential development in Shoreline. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Modern Ranch house, featuring the typical massing, but lacking other distinguishing features, including historic-period fenestration. The building is not a distinctive example of its type, period or method of construction; is not the work of a master; does not possess high artistic value; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 905 NE 146th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 905 NE 146th Street is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.10 911 NE 146th Street

Built in 1958, according to the King County Assessor, the single-family residence at 911 NE 146th Street fronts north toward NE 146th Street with NE 145th Street to the rear (King County Assessor 2020) (see **Figure 8-19** (911 NE 146th Street, view southwest) and **Figure 8-20** (911 NE 146th Street, view southeast)). A driveway is located at the east side of the building. The one-story, L-shaped building includes a partial daylight basement, for a total of 2,200 square feet. It sits on a poured-concrete foundation, is clad in wood clapboards, and is topped by a side-gabled roof of asphalt shingles with an intersecting hipped roof wing at the west end. A former garage, the projecting wing has been enlarged and converted to living space. It includes a secondary entry door and added windows on the east and south facing elevations. The building's primary entry is tucked into the corner at the intersecting wings. The entry is flanked by full-height, nine-light picture window to the east. Two sliding-track, aluminum-frame windows are located at the facade's east end. There are no openings at the east elevation. The west and rear (south) elevations are not visible from the ROW.



Figure 8-19 911 NE 146th Street, view southwest



Figure 8-20 911 NE 146th Street, view southeast

Integrity

From its period of construction (1958), the residence at 911 NE 146th Street retains integrity of location and setting, because it remains a residential building on its original parcel within a neighborhood of similar postwar residences. Additions and alterations, including a garage conversion, have diminished its integrity of design, materials, workmanship, feeling and association.

Evaluation

The residence at 911 NE 146th Street was constructed in 1958, during a period of postwar residential development in Shoreline. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Modern Ranch house, although it lacks character-defining features of the type, including an attached garage. The building is not a distinctive example of its type, period or method of construction; is not the work of a master; and does not possess high artistic value; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends 911 NE 146th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 911 NE 146th Street is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.11 14503 12th Avenue NE

According to the King County Assessor, the single-family dwelling fronting east at 14503 12th Avenue NE was built in 1959 (King County Assessor 2020). The building is a two-story split-level house (see **Figure 8-21** (14503 12th Avenue NE, view northwest) and **Figure 8-22** (14503 12th Avenue NE, view north)). It is situated on a corner lot that is screened from NE 145th Street to the south by a wood fence and mature evergreens. The rectangular building is 2,230 square feet, including a finished basement. The building sits on a poured-concrete foundation, is clad in clapboards, and is topped by a cross-hipped roof clad in asphalt shingles. The east-facing facade is characteristic of a split-level layout with an incorporated garage bay at the lower level (north end) and a recessed, central entry placed midway between the upper and lower floors, accessed via concrete steps with a metal railing. The entry is framed by a single, fixed sidelight. South of the entry is a projecting bay with large vinyl-framed picture windows on both floors. A smaller, sliding-track window is positioned on the north side of the facade, above the garage bay. The house has generous overhanging eaves. The north elevation has two sliding-track windows on the main floor level. A large brick chimney projects from the hipped roof at the south end. The rear (west) and south elevations are not visible from the ROW.



Figure 8-21 14503 12th Avenue NE, view northwest



Figure 8-22 14503 12th Avenue NE, view north

Integrity

From its period of construction (1959), the residence at 14503 12th Avenue NE retains integrity of location, setting, feeling and association, because it remains a residential building on its original parcel within a predominantly single-family residential neighborhood. Window alterations have diminished its integrity of design, materials and workmanship.

Evaluation

The single-family residence at 14503 12th Avenue NE in Shoreline was constructed in 1959 during a period of postwar development and does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The house is a typical example of a split-level or split-entry house, which is easily identifiable by its mid-level entry, incorporated garage bay, large picture windows and hipped roof form (McAlester 2018). The type is a common postwar residential form and is rarely individually significant for its architectural character unless it retains perfect integrity, which this example does not. The building does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

HRA recommends that the split-level residence at 14503 12th Avenue NE does not possess sufficient significance or integrity to be eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 14503 12th Avenue NE is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.12 1201–1203 NE 145th Street

According to the King County Assessor, the duplex fronting north at 1201–1203 NE 145th Street was built in 1954 and is part of a complex of three duplexes (King County Assessor 2020). Additional buildings are evaluated separately. The building is a 1,510-square-foot multifamily dwelling, rectangular in plan, sitting on a poured-concrete foundation. The building is clad in clapboard with brick veneer at the recessed central entry. The building is topped by a side-gabled roof clad in asphalt shingles (see **Figure 8-23** (1201–1203 NE 145th Street, view southwest) and **Figure 8-24** (1201–1203 NE 145th Street, view southeast)). On the north-facing facade are two primary entries, one for each unit. The roof overhang covers a central entry patio raised on a concrete pad. The recessed wall includes brick cladding and two large metal-framed picture windows. Flanking the central entry porch are projecting end bays with metal-framed, sliding-track windows. The entry doors face the patio from these projections. The duplex's east and west gable ends include projections with secondary entry doors under gable hoods paired with sliding-track windows. The rear (south) elevation is not visible from the ROW.



Figure 8-23 1201–1203 NE 145th Street, view southwest



Figure 8-24 1201–1203 NE 145th Street, view southeast

Integrity

From its period of construction (1954), the duplex at 1201–1203 NE 145th Street retains integrity of location, setting, feeling and association, because it remains part of a complex of nearly identical multifamily dwellings. Window and siding replacement have diminished the building's integrity of design, materials and workmanship.

Evaluation

The duplex at 1201–1203 NE 145th Street was built in 1954, along with two adjacent duplexes, all of which are examples of Minimal Traditional residential buildings. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a typical Minimal Traditional building, the duplex features a modest, boxy plan with minimal architectural detail. Among the few character-defining features of this style are single-hung, wood-framed windows, windows with horizontal muntin bars, or corner windows (Boyle 2017; McAlester 2018). With replacement windows in a typical configuration, this example does not individually embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the duplex at 1201–1203 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 1201–1203 NE 145th Street is not eligible for listing as a Seattle City Landmark under any criteria (Criteria A through F).

8.13 1202 NE 145th Street

According to the King County Assessor, the one-story, wood-framed house facing south at 1202 NE 145th Street was built in 1941 (King County Assessor 2020) (see **Figure 8-25** (1202 NE 145th Street, view northeast) and **Figure 8-26** (1202 NE 145th Street, view north)). It is situated on a corner lot, with a low wood fence along three sides of the parcel. The 880 square-foot building sits on a concrete foundation, is clad in clapboards and vertical siding, and is topped by a side-gabled roof with a lower, intersecting front gable that is flush with the facade. The facade has a recessed, off-center entry with a concrete stoop. The entry is flanked by a pair of double-hung, vinyl-framed windows (east side) and a picture window with simulated dividers (west side). The west elevation has a prominent exterior brick chimney and a single, double-hung, vinyl-framed window. Two double-hung windows with simulated six-over-six dividers are located on the east elevation. The rear (north) elevation has a single door covered by a hipped roof hood and two, double-hung, vinyl-framed windows. A parking area is located to the rear with a small gable-roofed outbuilding at the northwest corner.



Figure 8-25 1202 NE 145th Street, view northeast



Figure 8-26 1202 NE 145th Street, view north

Integrity

From its period of construction (1941), the residence at 1202 NE 145th Street retains integrity of location, setting, feeling and association, because it remains a single-family dwelling on its original corner lot at the edge of a single-family neighborhood. The building's exterior sheathing and building form are intact; however, alterations in fenestration and window replacement have diminished its integrity of design, materials and workmanship.

Evaluation

The single-family dwelling at 1202 NE 145th Street in Shoreline was built in 1941 and is an example of World War II era residential development in the area. It does not appear, based on a review of historic maps and local histories, to have any association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal any association of the resource with the lives of significant persons (Criterion B). The one-story building is a modest example of a common housing type that gained popularity from 1935 to 1955, known as Minimal Traditional, featuring modest, boxy plans, wood siding, low- or intermediate-pitched roofs with little or no overhang, and minimal architectural detail. One of few character-defining features of this style is window types that include single-hung, wood-framed windows, windows with horizontal muntin bars, or corner windows. A small covered porch and entry stoop were also common (Boyle 2017; McAlester 2018). This residence, while a recognizable example of the type, does not include the windows typical of its type, period or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built

of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

HRA recommends that the Minimal Traditional dwelling at 1202 NE 145th Street does not possess sufficient significance or retain sufficient integrity to be eligible for listing in the NRHP or WHR under any criteria (Criteria A through D), either individually or as part of historic district.

At the local level, HRA recommends 1202 NE 145th Street is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.14 1206 NE 145th Street

Built in 1941, according to the King County Assessor, the commercial building (a converted residence) at 1206 NE 145th Street is a one-story structure facing south toward NE 145th Street (King County Assessor 2020) (see **Figure 8-27** (1206 NE 145th Street, view northeast) and **Figure 8-28** (1206 NE 145th Street, view northwest)). It is set back on the lot with a paved parking area in front. The rectangular building is 800 square feet, sits on a poured-concrete foundation, is clad in clapboards, and is capped by a hipped roof with a lower cross-hipped projection at the west end. The facade features an off-center entry flanked to the east by paired double-hung, vinyl-framed windows and to the west by a fixed and sliding-track window located on a slight projection. The entry is accessed via a set of concrete stairs and an ADA-accessible ramp along the east side. The west elevation contains a side door with a flat roof canopy and a double-hung window. An exterior brick chimney is located at the east elevation and is flanked by double-hung, vinyl-framed windows. The rear elevation is not visible from the ROW.



Figure 8-27 1206 NE 145th Street, view northeast



Figure 8-28 1206 NE 145th Street, view northwest

Integrity

From its period of construction (1941), the building at 1206 NE 145th Street retains integrity of location, as it remains on its original parcel (1216 NE 145th Street). It no longer retains integrity of setting, design, materials, workmanship, feeling or association, due to its conversion from residential to commercial use, along with alterations and additions including window replacement.

Evaluation

The building at 1206 NE 145th Street dates from 1941 and is an example of midcentury residential development in the area. It does not appear, based on a review of historic maps and local histories, to have any association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal any association of the resource with the lives of significant persons (Criterion B). The one-story, wood-framed building is a modest example of a common housing type that gained popularity from 1935 to 1955, known as the World War II Era Cottage, featuring square plans, wood siding and windows, hipped roofs with little or no eave, and minimal architectural detail (Boyle 2017; McAlester 2018). This example has been converted to commercial use and does not embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

HRA recommends that the building at 1206 NE 145th Street does not possess sufficient significance or retain sufficient integrity to be eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 1206 NE 145th Street is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.15 1207–1209 NE 145th Street

Built in 1954, according to the King County Assessor, the duplex at 1207–1209 NE 145th Street fronts north toward NE 145th Street and is one of three similar duplexes at this location (King County Assessor 2020). Additional buildings are evaluated separately. The building is a 1,510-square-foot multifamily dwelling, rectangular in plan, sitting on a poured-concrete foundation. The building is clad in wood shingles and clapboard (gables). The building is topped by a side-gabled roof clad in asphalt shingles (see **Figure 8-29** (1207–1209 NE 145th Street, view southwest) and **Figure 8-30** (1207–1209 NE 145th Street, view southeast)). On the north-facing facade are two primary entries, one for each unit. The roof overhang covers a central entry patio raised on a concrete pad. The recessed wall includes brick cladding and two large aluminum-framed windows. Flanking the central entry porch are projecting end bays with aluminum, sliding-track windows. The entry doors face the patio from these projections. The duplex's east and west gable ends include projections with secondary entry doors under gable hoods paired with aluminum windows. The rear (south) elevation is not visible from the ROW.



Figure 8-29 1207–1209 NE 145th Street, view southwest



Figure 8-30 1207–1209 NE 145th Street, view southeast

Integrity

From its period of construction (1954), the duplex at 1207–1209 NE 145th Street retains integrity of location, setting, feeling and association, because it remains part of a complex of nearly identical multifamily dwellings. Window and siding replacement have diminished the building's integrity of design, materials and workmanship.

Evaluation

The duplex at 1207–1209 NE 145th Street was built in 1954, along with two adjacent duplexes, all of which are examples of Minimal Traditional residential buildings. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a typical Minimal Traditional building, the duplex features a modest, boxy plan with minimal architectural detail. Among the few character defining features of this style are single-hung, wood-framed windows, windows with horizontal muntin bars, or corner windows (Boyle 2017; McAlester 2018). With its replacement windows in a typical configuration, this example does not individually embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can

only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the duplex at 1207–1209 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 1207–1209 NE 145th Street is not eligible for listing as a Seattle City Landmark under any criteria (Criteria A through F).

8.16 1213–1215 NE 145th Street

Built in 1954, according to the King County Assessor, the duplex at 1213–1215 NE 145th Street is one of three similar duplexes at this location (King County Assessor 2020). Additional buildings are evaluated separately. The one-story, rectangular building is 1,510 square feet, sits on a poured-concrete foundation, is clad in clapboard and brick veneer (base of recessed entry porch), and is capped by an asphalt shingle side-gabled roof (see **Figure 8-31** (1213–1215 NE 145th Street, view southwest) and **Figure 8-32** (1213–1215 NE 145th Street, view southeast)). On the north-facing facade are two primary entries, one for each unit. The roof overhang covers a central entry patio raised on a concrete pad. The recessed wall includes brick cladding and two large aluminum-framed windows. Flanking the central entry porch are projecting end bays with aluminum windows. The entry doors face the patio from these projections. The duplex's east and west gable ends include projections with secondary entry doors under gable hoods paired with aluminum windows. The rear (south) elevation is not visible from the ROW.



Figure 8-31 1213–1215 NE 145th Street, view southwest



Figure 8-32 1213–1215 NE 145th Street, view southeast

Integrity

From its period of construction (1954), the duplex at 1213–1215 NE 145th Street retains integrity of location, setting, feeling and association, because it remains a multifamily dwelling on its original parcel amidst a grouping of similar duplexes. Additional buildings are evaluated separately. It also retains integrity of design, materials and workmanship, because the building's basic form, roof massing, exterior sheathing and aluminum-framed windows are still intact.

Evaluation

The multifamily residence at 1213–1215 NE 145th Street was built in 1954, along with two adjacent duplexes, all of which are examples of Minimal Traditional residential buildings. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a typical Minimal Traditional building, the duplex features a modest, boxy plan with minimal architectural detail. Among the few character defining features of this style are single-hung, wood-framed windows, windows with horizontal muntin bars, or corner windows (Boyle 2017; McAlester 2018). With its replacement windows in a typical configuration, this example does not individually embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the duplex at 1213–1215 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 1213–1215 NE 145th Street is not eligible for listing as a Seattle City Landmark under any criteria (Criteria A through F).

8.17 1216 NE 145th Street

Built in 1941, according to the King County Assessor, the commercial building at 1216 NE 145th Street is a one-story structure facing south toward NE 145th Street (King County Assessor 2020) (see **Figure 8-33** (1216 NE 145th Street, view northwest) and **Figure 8-34** (1216 NE 145th Street, view northeast)). It is set back on the lot with a paved parking area in front, next to a similar building to the west, which is evaluated separately. The rectangular building at 1216 NE 145th Street is 1,800 square feet, sits on a raised poured-concrete foundation, is clad in clapboards, and is capped by an asphalt-shingled hipped roof. The facade features a single door at the basement level and an off-center entry at the main level, accessed via concrete steps with a metal railing. The main entry is sheltered by a hipped roof canopy and flanked by a vinyl-framed picture window on the east side and a sliding-track window on the west side. An exterior brick chimney is located at the east elevation with a side door at the north end. The west elevation has two sliding-track, vinyl-framed windows with a smaller window in between. The rear elevation is not visible from the ROW.



Figure 8-33 1216 NE 145th Street, view northwest



Figure 8-34 1216 NE 145th Street, view northeast

Integrity

From its period of construction (1941), the building at 1216 NE 145th Street retains integrity of location, because it remains on its original lot (1206 NE 145th Street). It no longer retains integrity of setting, design, materials, workmanship, feeling or association, because it has been converted from residential to commercial use, is now located along a busy commercial corridor, and has been altered by window replacement.

Evaluation

The one-story, wood-framed building at 1216 NE 145th Street dates from 1941 and is an example of midcentury residential development in the area. It does not appear, based on a review of historic maps and local histories, to have any association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal any association of the resource with the lives of significant persons (Criterion B). The one-story, wood-framed building is a modest example of a common housing type that gained popularity from 1935 to 1955, known as the World War II Era Cottage, featuring square plans, wood siding and windows, hipped roofs with little or no eave, and minimal architectural detail (Boyle 2017; McAlester 2018). This example has been converted to commercial use and does not embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research

questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

HRA recommends that the building at 1216 NE 145th Street does not possess sufficient significance or retain sufficient integrity from its period of construction (1941) and is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 1216 NE 145th Street suffers from an irretrievable loss of integrity and is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.18 1219 NE 145th Street

Built in 1954, according to the King County Assessor, the building at 1219 NE 145th Street is a multifamily dwelling facing north toward NE 145th Street (King County Assessor 2020) (see **Figure 8-35** (1219 NE 145th Street, view south) and **Figure 8-36** (1219 NE 145th Street, view southeast)). It is largely obscured by mature cedar trees and overgrown bushes. The building has an L-shaped plan with a lower unit at the building's east side. The duplex is 1,500 square feet, sits on a poured-concrete foundation, is clad in clapboard and brick veneer, and terminates in a flat roof. An off-center entry is located at the juncture between the main facade and projecting wing (northwest), which is accessed via a concrete stoop. The entry is flanked by an aluminum-framed window to the east and a larger, sliding-track window centered on the wing to the west. The west elevation contains a single, square aluminum-framed window. The rear (south) elevation is not visible from the ROW.



Figure 8-35 1219 NE 145th Street, view south



Figure 8-36 1219 NE 145th Street, view southeast

Integrity

From its period of construction (1954), the duplex at 1219 NE 145th Street retains integrity of location, setting, design, materials, workmanship, feeling and association, because it remains on its original parcel and continues to serve as a multifamily dwelling. It also retains its basic form, exterior sheathing and aluminum-framed windows.

Evaluation

The multifamily residence at 1219 NE 145th Street was constructed in 1954. It is a local example of midcentury residential construction. It does not appear, based on a review of historic maps and local histories, to have any association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal any association of the resource with the lives of significant persons (Criterion B). The wood-framed duplex is modest in plan and design with few character-defining features and does not embody the distinctive characteristics of a type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance, HRA recommends that the multifamily residence at 1219 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 1219 NE 145th Street is not eligible for listing as a Seattle City Landmark under any criteria (Criteria A through F).

8.19 1222 NE 145th Street

Built in 1941, according to the King County Assessor, the commercial building at 1222 NE 145th Street is a one-story, wood-framed structure fronting south toward NE 145th Street (King County Assessor 2020) (see **Figure 8-37** (1222 NE 145th Street, view northwest) and **Figure 8-38** (1222 NE 145th Street, view northeast)). It is set back from the street with a parking area along the front and rear sides of the building. The 840-square-foot building has a rectangular plan, sits on a raised poured-concrete foundation, is clad in clapboards with scalloped wood shingles, and is topped by a cross-gabled roof. The facade features a central, front-facing gable entry porch, constructed circa 1975, enclosed by a low brick wall and glass. It is accessed by concrete steps. Two wood-paneled entry doors are centered on the facade and flanked by a picture window with simulated multilight dividers. A gable cupola is centered on the main roof ridgeline. The west elevation has an exterior brick chimney with two small, sliding-track windows on the north side. The east elevation has two basement windows and two sliding-track windows at the first floor. The rear elevation is not visible from the ROW.



Figure 8-37 1222 NE 145th Street, view northwest



Figure 8-38 1222 NE 145th Street, view northeast

Integrity

From its period of construction (1941), the building at 1222 NE 145th Street retains integrity of location, because it remains on its original lot. It no longer retains integrity of setting, association and feeling, due to its conversion to commercial use and location along a commercial corridor. Alterations including window replacement, entry porch addition and double entries have diminished its integrity of design, materials and workmanship.

Evaluation

The one-story, wood-framed commercial building at 1222 NE 145th Street was built in 1941, a period of World War II era development, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building was likely constructed as a modest Minimal Traditional residential building characterized by rectangular massing, side-gabled roof and minimal ornamentation. This example, which has been converted to commercial use, is modest in plan and has an altered entry. It is not a distinctive example of any particular type, period or method of construction; is not the work of a master; does not possess high artistic value; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the

actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the building at 1222 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 1222 NE 145th Street suffers from an irretrievable loss of integrity and is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.20 1234 NE 145th Street

Built in 1949, according to the King County Assessor, the two-story, wood-framed building at 1234 NE 145th Street faces west toward a shared parking area (King County Assessor 2020). It is located within a commercial building complex (see **Figure 8-39** (1234 NE 145th Street, view northwest) and **Figure 8-40** (1234 NE 145th Street, view northeast)). The rectangular building is 1,640 square feet, sits on a poured-concrete foundation, is clad in T1-11 siding, and is capped by a side-gabled roof. A one-story, side-gabled addition extends along the rear (east) side of the building. The main roof extends down to incorporate a covered entry at the southwest corner of the main facade. The roof projection is supported by a wood beam resting on a simple round post. The north portion of the main (west) facade is enclosed by wood fence and largely obscured. The south elevation has a large picture window and a one-story gable projection (southeast) at the first floor and two sliding-track, vinyl-framed windows at the second floor. The rear (east) elevation has sliding-track, vinyl-framed windows at the first and second floors, with a single door at the north end.



Figure 8-39 1234 NE 145th Street, view northwest



Figure 8-40 1234 NE 145th Street, view northeast

Integrity

From its period of construction (1949), the building at 1234 NE 145th Street retains integrity of location, because it remains on its original parcel. It no longer retains integrity of setting and association, because it is surrounded by newer commercial development and has been converted to office use. The building no longer retains integrity of design, materials, workmanship and feeling because of extensive alterations including window and siding replacement.

Evaluation

The two-story building at 1234 NE 145th Street dates from 1949 and is currently used as an office building operated by the Church of Scientology. Its original use is not known. It does not appear, based on a review of historic maps and local histories, to have any associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). This building has been enlarged and renovated and does not embody the distinctive characteristics of a particular type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the office building at 1234 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 1234 NE 145th Street suffers from an irretrievable loss of integrity and is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.21 1250 NE 145th Street

Built in 1964, according to the King County Assessor, the nursing home facing south at 1250 NE 145th Street is a one-story institutional building set back from the street with a paved parking area along the front (King County Assessor 2020) (see **Figure 8-41** (1250 NE 145th Street, view northeast) and **Figure 8-42** (1250 NE 145th Street, view northwest)). The 33,160-square-foot building occupies an E-shaped footprint and includes a partially finished basement. It sits on a raised poured-concrete foundation, is clad in stucco and rough-cut stone veneer, and is topped by a front-gabled roof. According to the tax assessor's record, the convalescent hospital contains 115 nursing beds and shares the parcel with two warehouses, but these are not visible from the public ROW. Aerial photographs suggest they are located to the northwest of the building and are simple gabled or shed-roofed structures with minimal fenestration and minimal ornament (King County Assessor 2020). The primary building's facade features a broad, projecting front gable above exposed wood beams supported by round metal posts. A low stone veneer wall and a covered, ADA-accessible ramp with a metal railing extend across the facade. The aluminum-framed, double-door entry is flanked by two picture windows (east) and a sliding-track window (west). A colored-glass clerestory window is located on the upper wall beneath the projecting gable. The east and west elevations of the building's main wing have below-grade ramps covered by flat roof canopies that lead to the basement level. Fenestration along the east elevation consists of fixed and sliding-

track, vinyl-framed windows that are symmetrically placed across the upper face. An exterior stucco-covered chimney is located at the building's southeast end. According to a Google aerial view, the building features three substantial gable wings on the west elevation, oriented along an east–west axis and facing inward toward landscaped courtyards (Google Earth 2020). These wings are not visible from the ROW.



Figure 8-41 1250 NE 145th Street, view northeast



Figure 8-42 1250 NE 145th Street, view northwest

Integrity

From its period of construction (1964), the nursing home at 1250 NE 145th Street retains integrity of location, feeling and association, because it remains on its original parcel and continues to serve as a convalescent hospital. The building no longer retains its integrity of setting, design, materials or workmanship because of alterations and additions including window replacement.

Evaluation

The institutional building at 1250 NE 145th Street was built in 1964 and designed as the Park Ridge Convalescent Center. The *Seattle Daily Times* described its opening in an article dated July 12, 1964, including an image of the front facade with its broad, front-gabled roof and stone veneer cladding. It describes the facility in a “picturesque setting of evergreens, flowers and lawns” that is intended for “convalescents of all ages and persons with terminal illnesses or disabilities” (*Seattle Times* 1964a). The wood-framed building was clad in stucco and stone, and had a concrete basement housing “recreation equipment, heating plant and laundry.” An advertisement in the *Seattle Daily Times* describes the facility’s two- and three-bed rooms, park-like setting, enclosed garden, patio and safety features (*Seattle Times* 1964b). Today, the building continues to serve as a convalescent hospital. It is associated with the healthcare industry but is not known to have any specific, documented associations with important events that have made a significant

contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building was designed and constructed by building contractor J. A. Wetter and Dr. C. D. Rehm (Wetter, Rehm & Associates), with landscaping by William E. Gyt (*Seattle Times* 1964a). Research did not reveal that Wetter or Gyt were recognized masters in their fields. The building is a relatively intact example of Modern commercial architecture with some elements of Contemporary style, as characterized by its prominent broad, front-gabled roof, colored-glass clerestory window and rough-cut stone veneer detail. However, it is not known to be the work of a master and does not possess high artistic value. It could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

HRA recommends that the institutional building at 1250 NE 145th Street does not possess sufficient significance or retain sufficient integrity from its period of construction (1964) to be eligible for independent listing in the NRHP or WHR under any criteria (Criteria A through D). However, the building could qualify as contributing to a potential historic district of Modern and Contemporary resources in Shoreline under Criterion C, were such a district present.

At the local level, HRA recommends that 1250 NE 145th Street qualifies for listing in the KCRHP under Criterion 3 as embodying the distinctive characteristics of a Modern institutional building. The building's period of significance dates to 1964, its date of construction. Though surveyed at a compliance level from the public ROW, HRA assumes the boundary for the eligible resource is the historically plotted and current tax lot.

8.22 14501 15th Avenue NE

Built in 1954, according to the King County Assessor, the commercial building fronting east at 14501 15th Avenue NE is a one-story, masonry building occupying a corner lot to the north of NE 145th Street (King County Assessor 2020). The rectangular building is 2,000 square feet, sits on a poured-concrete pad, and terminates in a flat parapet roof (see **Figure 8-43** (14501 15th Avenue NE, view northwest) and **Figure 8-44** (14501 15th Avenue NE, view west)). The east-facing facade contains three garage bays with metal-framed, nine-light overhead doors at the north side and an off-center entry set within a grouping of aluminum-framed storefront windows at the south side. The storefront windows wrap around to the south elevation. A lower shed extension is located at the building's north elevation. The rear (west) elevation is obscured by a row of trees and is not visible from the ROW.



Figure 8-43 14501 15th Avenue NE, view northwest



Figure 8-44 14501 15th Avenue NE, view west

Integrity

From its period of construction (1954), the commercial building at 14501 15th Avenue NE retains integrity of location, setting, feeling and association, because it remains on its original corner parcel and continues to serve as an auto shop along Shoreline's commercial corridor. Alterations and additions, including garage door replacement, have slightly diminished the building's integrity of design, materials and workmanship.

Evaluation

The one-story, masonry commercial building at 14501 15th Avenue NE was built in 1954 during a period of postwar growth in Shoreline. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). This building is a modest example of a one-part commercial block. It is not a distinctive example of a particular type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on lack of significance and integrity, HRA recommends that the auto repair shop at 14501 15th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 14501 15th Avenue NE is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.23 1249 NE 145th Street

Built in 1948, according to the King County Assessor, the public utility building at 1249 NE 145th Street is an imposing masonry building facing north toward NE 145th Street, sited on a 1-acre parcel near its intersection with 15th Avenue NE (King County Assessor 2020) (see **Figure 8-45** (1249 NE 145th Street, view southwest) and **Figure 8-46** (1249 NE 145th Street, view southeast)). The rectangular building consists of a tall, two-story section and a one-story wing on the west side. The 47,237-square-foot building sits on a raised poured-concrete foundation, is clad in brick veneer, and is topped by a flat parapet roof. The building exhibits modest architectural ornament, limited to decorative brickwork, and the symmetrical fenestration and vertical emphasis typical of the Beaux Arts revival styles, although it does not include typical classical details and is more appropriately understood as a streamlined, Modern example. The facade features full-height, recessed bays with paired multilight, steel-framed windows and louver vents on the first and second floors. The windows are covered with metal security screens. The main door is positioned in a recessed entryway at the facade's east end and accessed via three brick steps. The entry contains a steel door with a decorative zig-zag motif and six-light transom that has been painted over. The facade includes decorative, stepped brickwork in running and stretcher bonds. The east elevation comprises five bays with single and paired metal-framed windows at the first- and second-floor level. The one-story west wing features two recessed bays with no openings on the north facade and two vertical banks of metal-framed windows on the west elevation, facing a parking lot. The rear elevation is not accessible from the ROW.



Figure 8-45 1249 NE 145th Street, view southwest



Figure 8-46 1249 NE 145th Street, view southeast

Integrity

From its period of construction (1948), the building at 1249 NE 145th Street features integrity of location, setting, feeling and association, because it remains on its original parcel and continues to be used as telecommunications facility. The building's austere facade retains its integrity of design, materials and workmanship, in spite of minor alterations.

Evaluation

The telephone exchange building at 1249 NE 145th Street was built in 1948 during a period of postwar growth by the Pacific Telephone and Telegraph Company (PT&T). It is directly associated with the residential development of Shoreline and its associated infrastructure. It survives as one of several switching centers built in Seattle neighborhoods during this period of development. The different telephone companies, including AT&T and PT&T, were broken up in 1984 into eight companies and the regional company, Pacific Northwest Bell, became CenturyLink (Telecommunications History Group 2020). The building continues to be used by CenturyLink as a telecommunications facility (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building embodies the distinctive characteristics of a late Beaux Arts, or streamlined classical, style with elements of Art Deco evident in the building's minimal ornament (occasionally referred to as "WPA Moderne"). It is of masonry construction with rectilinear massing, flat parapet roof, symmetrical fenestration, recessed vertical bays, decorative brickwork, and multilight, steel-framed windows. It is similar to telephone exchange buildings in Burien and Port Angeles, Washington, both built by PT&T in 1948. The Port Angeles example has since been determined eligible for listing in the NRHP (DAHPP 2020). This example, likely designed by PT&T, is not known to represent the work of a master, possess high artistic values, or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

HRA recommends the public utility building at 1249 NE 145th Street is eligible for listing in the NRHP/WHR under Criterion A, for its contribution to the history of telecommunications in the region during the postwar period, and Criterion C, as a local representation of a streamlined, Beaux Arts/Art Deco-inspired public utility building. It is significant under the areas of Architecture and Community Planning and Development, with a period of significance dating to its construction in

1948. Though surveyed from the public ROW, HRA assumes the boundary for the eligible resource is the historically plotted and current tax lot.

HRA recommends that 1249 NE 145th Street is eligible for listing as a Seattle City Landmark for its association with the area's postwar communications system (Criterion A) and for embodying distinctive characteristics of the Beaux Arts style (Criterion C).

8.24 14360 15th Avenue NE

According to the King County Assessor, the bank building at 14360 15th Avenue NE was constructed in 1975 and is currently used by Washington Federal Savings and Loan (King County Assessor 2020). It sits on a parcel located on the southeast corner of the intersection of 15th Avenue NE and NE 145th Street. A second building, located to the rear of the same parcel, was constructed outside the historic period and is not subject to survey as part of the current project. The bank building is a single story tall. The building sits on a poured-concrete foundation, is clad in running-bond red brick, and is topped by a flat roof with deep, metal eaves (See **Figure 8-47** (14360 15th Avenue NE, view east) and **Figure 8-48** (14360 15th Avenue NE, view northwest)). The building is rectangular in plan and has a chamfered northwest corner where the building's primary entry faces toward the intersection. The entry is deeply recessed and includes double glass-paneled doors with full-height sidelight. The west elevation of the building includes four window bays, each with a full-height window topped by a projecting metal eave, which is itself topped by a tinted-glass skylight. Above the windows, a cornice of soldier brick is located beneath the eave. The sloping parcel on which the building is sited includes a poured-concrete retaining wall on the southwest corner. The south elevation of the building includes what appears to be a former window opening in which an ATM is installed and which is next to a recessed secondary entry with double glass-paneled doors and a mural on the internal wall. The east elevation includes a wide window and a drive-up or walk-up teller location with a projecting metal teller window.

The building is attributed to the architectural firm Woo and Park, which designed the headquarters for United Savings and Loan at 605 S Jackson Street in Seattle in 1972 before completing this Jackson Park branch of United Savings and Loan in 1975. Both buildings include distinctive murals original to the building (DOCOMOMO-WEWA 2020; Peterson and Kovalchick Architects 2017).



Figure 8-47 14360 15th Avenue NE, view east



Figure 8-48 14360 15th Avenue NE, view northwest

Integrity

From its period of construction (1975), the bank building at 14360 15th Avenue NE appears to retain integrity of location, setting, design, materials, workmanship, feeling and association, because it remains on its original parcel alongside a busy commercial corridor and appears relatively unchanged, except for new signage associated with Washington Federal Savings and Loan, which purchased United Savings and Loan in the late 20th century.

Evaluation

The bank branch at 14360 15th Avenue NE was constructed in 1975 as a new branch of the United Savings and Loan in Seattle. The building is associated with the banking industry and economic growth in north Seattle. Based on its association with local commercial activity, the bank building is significant for its association with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest Modern one-part block with projecting windows with skylights and a heavy metal awning, along with a distinctive mural depicting Chinese figures and themes. The building was designed by Benjamin Woo, an architect born and raised in Seattle who studied mechanical engineering at the University of Washington before founding Woo, Jackson and Edwards in 1959. He then worked independently and with Gerald A. Park on the King County Fairgrounds, the Kawabe Memorial House Senior Apartments, and the United Savings and Loan headquarters. Woo was also active in civic life, serving as president of the Chinese Community Service Organization in the 1960s, the Wing Luke Museum in 1971, and the AIA Seattle in 1982 (DOCOMOMO-WEWA 2020). As a modest example of a Modern bank block designed by a local master, the bank at 14360 15th Avenue NE embodies the distinctive characteristics of its type, period and method of construction. It does not possess high artistic values, but it could represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials, and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on its significance and integrity, HRA recommends that the bank block at 14360 15th Avenue NE is eligible for listing in the NRHP under Criteria A and C. Its period of significance dates to its construction in 1975. The building was surveyed from the ROW, but HRA assumes the boundary of the eligible resource is the building's footprint. Additionally, at the local level, HRA recommends that 14360 15th Avenue is eligible for listing as a Seattle City Landmark (Criteria C, D and E).

8.25 14378 30th Avenue NE

Built in 1970, according to the King County Assessor, the four-story Jackson Park House building at 14378 30th Avenue NE is a multifamily housing complex facing north toward NE 145th Street. It was renovated in 2007 (King County Assessor 2020) (see **Figure 8-49** (14378 30th Avenue NE, view northwest) and **Figure 8-50** (14378 30th Avenue NE, view southwest)). The building sits on a poured-concrete foundation and daylight basement and is clad in a veneer of stretcher-bond brick with bands of projecting concrete belt courses between floors. The building is irregular in plan with two rectangular masses facing north, the eastern of which is set back. The building includes a projecting stair or elevator shaft on the west elevation. The building is topped by a flat roof with parapet. The building's north elevation (facade) includes projecting pilasters between bays. The bays include a symmetrical pattern of three-part windows interspersed with single, operable windows. Windows appear in a similar pattern on the secondary south elevation. One window per floor flanks the projecting stair or elevator shaft on each floor. Windows appear to be wood-framed and many have storm windows.



Figure 8-49 14378 30th Avenue NE, view northwest



Figure 8-50 14378 30th Avenue NE, view southwest

Integrity

From its period of construction (1970), the building at 14378 30th Avenue NE retains integrity of location, design, setting, materials, workmanship, feeling and association, because few alterations are evident, and the building continues to serve its original purpose.

Evaluation

The building at 14378 30th Avenue NE was constructed in 1970 (along with Jackson House Village to the south) during a period of development in Shoreline in the later 20th century. It is owned and operated by Seattle Housing Authority (SHA) and includes 71 low-income apartments of 499 square feet each. Following World War II, SHA concentrated on providing housing for defense workers, military families and veterans. Major initiatives during the 1960s focused on housing specifically for the elderly and disabled. By the following decade, SHA shifted toward dispersing subsidized housing throughout the city. SHA experienced a “burst of construction—financed by ‘Great Society’ initiatives—that produced 22 high-rises for the elderly and 141 townhouses for families by 1972” (SHA 2014). They were built under a new federal “turnkey” program, which allowed private developers to construct the housing—following a specified design at a set cost—and “turn the key over” at completion (SHA 2014; Tate 2014). Based on its association with SHA, Jackson Park House is significant for its association with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of a Modern-era multifamily apartment block with some elements of Modern or International design, evident in its geometric features. It does embody some of the distinctive characteristics of its type, period or method of construction. It is not known to represent the work of a master, possess high artistic values, or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on its significance and high level of integrity, HRA recommends that 14378 30th Avenue NE is eligible for listing in the NRHP under Criterion A and, to a lesser extent, Criterion C. Its period of significance dates to its construction in 1970. The building was surveyed from the ROW, but HRA assumes the boundary of the eligible resource is the historically plotted and current tax lot.

Additionally, at the local level, HRA recommends that 14378 30th Avenue NE is eligible for listing as a Seattle City Landmark (Criteria A, C, and D).

8.26 14312–14394 30th Avenue NE

Built in 1970, according to the King County Assessor, the multifamily building complex at 14312–14394 30th Avenue NE includes 11 two-story, wood-framed buildings situated on a large tract south of NE 145th Street and bounded by 30th Avenue NE to the west (King County Assessor 2020). The complex is arranged in a U-shaped configuration with an exterior courtyard at the center (see **Figure 8-51** (14312–14394 30th Avenue NE, view southeast) and **Figure 8-52** (14312–14394 30th Avenue NE, view northeast)). Individual buildings are identical and rest on concrete foundations, are clad in vinyl siding, and are capped by asphalt-shingled, side-gabled roofs. The complex's exterior features a combination of vinyl-framed picture, sliding-track and narrow windows, possibly casements. A single one-story structure (#14374) is located at the parcel's northeast end, featuring gable ends and a hip-on-gable roof sheathed in asphalt shingles.



Figure 8-51 14312–14394 30th Avenue NE, view southeast



Figure 8-52 14312–14394 30th Avenue NE, view northeast

Integrity

From its period of construction (1970), the building complex at 14312–14394 30th Avenue NE retains integrity of location, setting and association, because it remains on its original 2.49-acre parcel and continues to serve as low-rise, multifamily housing. Exterior alterations, including windows and siding replacements, have diminished the buildings' integrity of design, materials, workmanship and feeling.

Evaluation

The low-rise, multifamily housing complex at 14312–14394 30th Avenue NE was constructed in 1970 during a period of development in Shoreline during the later 20th century. Known as Jackson Park Village, it was built as a low-income public housing community that was owned and operated by the SHA (Tate 2014). Following World War II, SHA concentrated on providing housing for defense workers, military families and veterans. Major initiatives during the 1960s focused on housing specifically for the elderly and disabled. By the following decade, SHA shifted toward dispersing subsidized housing throughout the city. SHA experienced a “burst of construction—financed by ‘Great Society’ initiatives—that produced 22 high-rises for the elderly and 141 townhouses for families by 1972” (SHA 2014). They were built under a new federal “turnkey” program, which allowed private developers to construct the housing—following a specified design at a set cost—and “turn the key over” at completion (SHA 2014; Tate 2014). Based on its association with SHA, Jackson Park Village is significant for its association with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building complex is modest in plan and design with few character-defining features from the historic period, apart from its garden-apartment plan. It does not embody the distinctive characteristics of a particular type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the complex was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

The multifamily housing complex at 14312–14394 30th Avenue NE is significant for its association with planning and development under NRHP Criterion A, but HRA recommends that it does not retain sufficient integrity and is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends that 14312–14394 30th Avenue NE is not eligible for listing as a Seattle City Landmark under any criteria (Criteria A through F).

8.27 2727 NE 145th Street

Built in 1949, according to the King County Assessor, the single-family residence at 2727 NE 145th Street faces north toward NE 145th Street. The building is partially screened from the roadway by a privacy fence (King County Assessor 2020) (see **Figure 8-53** (2727 NE 145th Street, view southeast)) and **Figure 8-54** (2727 NE 145th Street, view south)). The building appears to have a modified split-level plan with a side-gabled mass to the north and a front-gabled mass above a

daylight basement to rear (south). The building sits on a poured-concrete foundation, is clad in fiber cement boards, and is topped by a cross-gabled roof covered in standing-seam metal panels with newly constructed eaves with knee braces and a projection over the entry. Assessor's photos indicate that the building was once clad in a combination of cedar shingles and wood boards and that windows on the facade and secondary north elevation have been replaced with vinyl-framed windows in altered fenestration. The building includes a central chimney.



Figure 8-53 2727 NE 145th Street, view southeast



Figure 8-54 2727 NE 145th Street, view south

Integrity

From its period of construction (1949), the residence at 2727 NE 145th Street retains integrity of location, setting and association, because it remains on its original parcel and continues to function as a single-family residence. Extensive alterations and additions, including new siding, windows, and roof, have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The single-story, wood-framed residence at 2727 NE 145th Street dates from 1949 and is an example of a vernacular residence. It does not appear, based on a review of historic maps and local histories, to have any association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal any association of the resource with the lives of significant persons (Criterion B). The building is a heavily altered example of a vernacular residence with no character-defining features from the historic period, apart from its massing. It does not embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the building at 2727 NE 145th Street does not possess sufficient significance or retain sufficient integrity from its period of construction (1949) to be eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 2722 NE 145th Street is not eligible for listing as a Seattle City Landmark under any criteria (Criteria A through F).

8.28 2818 NE 145th Street

The two-story skilled nursing facility at 2818 NE 145th Street, known as the Shoreline Health and Rehab Center, was constructed in 1965 and extensively remodeled on the interior in 2010, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-55** (2818 NE 145th Street, view northeast) and **Figure 8-56** (2818 NE 145th Street, view northwest). At 50,868 square feet, the large building fronts south toward NE 145th Street. The building's site slopes to the east, revealing a daylight basement at the east end. The building is constructed in an E-shaped plan around two interior courtyards. From the street, it appears to be an attached trio of rectangular blocks with privacy screens of decorative concrete block. It sits atop a poured-concrete foundation, is clad in stucco, and is topped by a flat roof with moderate eaves. On the facade, the western and eastern blocks include three-part aluminum-framed windows topped by shallow transoms. Long, narrow windows are also located on the facade, and the eastern block includes a metal balcony around the main floor. The central block is distinguished by a large exterior chimney and a bank of shallow windows below the eaves. Landscaping and privacy screens shelter the lower floors and courtyards from view. The secondary north elevation faces parking and allows for loading and unloading, and all secondary elevations include additional three-part, aluminum-framed windows with transoms.



Figure 8-55 2818 NE 145th Street, view northeast



Figure 8-56 2818 NE 145th Street, view northwest

Integrity

From its period of construction (1965), the building at 2818 NE 145th Street retains integrity of location, setting, feeling and association, because it remains on its original parcel and continues to serve as a skilled nursing facility. Minor alterations on the exterior, including new windows on the central block, new exterior signage and an added balcony on the eastern block, along with an extensive remodel on the interior, have diminished its integrity of design, materials and workmanship.

Evaluation

The two-story skilled nursing facility at 2818 NE 145th Street was constructed in 1965 and includes private and semi-private rooms for people recovering from a hospital stay. It does not appear, based on a review of historic maps and local histories, to be associated with specific events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The large building is generally vernacular with some Modern characteristics, as evident in its massing, and some character-defining features from the

historic period, including aluminum windows and inner courtyards, features that do not distinguish it from others of its type but provide an appealing experience for residents whose rooms are oriented toward interior views. The building does appear to embody the distinctive characteristics of its particular type, period and method of construction; it is not known to represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on its level of significance and relative integrity, HRA recommends 2818 NE 145th Street is eligible for listing in the NRHP and WHR under Criterion C as a distinctive example of a Modern skilled nursing facility with a period of significance dating to its construction in 1965. Although surveyed from the ROW, HRA assumes the boundary of the eligible resource is the historically plotted and current tax lot. At the local level, HRA recommends 2818 NE 145th Street is eligible for listing in the KCRHP under Criterion 3 as a local example of Modern architecture with a period of significance dating to its construction in 1965. Although surveyed from the ROW, HRA assumes the boundary of the eligible resource is the historically plotted and current tax lot.

8.29 3201 NE 145th Street

Built in 1968, according to the King County Assessor, the commercial building fronting north at 3201 NE 145th Street is a one-story masonry building occupying a corner parcel to the east of 32nd Avenue NE (King County Assessor 2020). The building is set back on a paved lot and enclosed by a metal security fence on three sides, with parking areas along the north and west sides (see **Figure 8-57** (3201 NE 145th Street, view southwest) and **Figure 8-58** (3201 NE 145th Street, view southeast)). The rectangular structure is 2,400 square feet, sits on a concrete pad, is constructed of concrete-block masonry units partially clad in diagonal boards (upper wall projection), and is topped by a flat parapet roof. The facade features a projecting signage canopy over the entry (east) and three garage bays containing six-light, metal rolltop doors. The entrance consists of an aluminum-framed door with a single sidelight and transom. There are no openings at the east and west elevations. A wood-framed, gable-roofed addition is located at the rear (south) elevation, which is mostly hidden from view from the ROW.



Figure 8-57 3201 NE 145th Street, view southwest



Figure 8-58 3201 NE 145th Street, view southeast

Integrity

From its period of construction (1968), the commercial building at 3201 NE 145th Street retains integrity of location, setting and association, because it remains on its original corner parcel and continues to serve as an auto service shop near a busy commercial intersection. Alterations, including garage door replacement and added signage, have diminished the building's integrity of design, materials, workmanship and feeling.

Evaluation

The one-story, concrete-block commercial building at 3201 NE 145th Street was constructed in 1968 as an auto repair shop and is currently operated as the German Auto Center. It does not appear, based on a review of historic maps and local histories, to be associated with specific events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is modest in plan with few character-defining features from the historic period, apart from its massing and aluminum-framed entry. The building does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the commercial building at 3201 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends that 3201 NE 145th Street is not eligible for listing as a Seattle City Landmark under any criteria (Criteria A through F).

8.30 14339 Lake City Way NE

Built in 1968, according to the King County Assessor, the commercial building facing east at 14339 Lake City Way NE is a one-story, masonry building located south of the NE 145th Street intersection (King County Assessor 2020). Set back on the lot, the building is enclosed by a metal security gate on the east side and has a paved parking area on three sides (see **Figure 8-59** (14339 Lake City Way, view southwest) and **Figure 8-60** (14339 Lake City Way, view west)). The rectangular building is 1,005 square feet, sits on a poured-concrete foundation, is clad in brick veneer, and is topped by a flat roof with wide overhangs and a standing-seam metal mansard style parapet. The main facade, which is oriented north toward the parking lot, features an aluminum-framed entry on the east side, flanked by paired aluminum-framed storefront windows. Attached to the west side is a taller, front-gabled garage bay containing an overhead door. The east elevation has two fixed, aluminum-framed windows. The rear (south) elevation abuts an adjacent commercial building.



Figure 8-59 14339 Lake City Way, view southwest



Figure 8-60 14339 Lake City Way, view west

Integrity

From its period of construction (1968), the commercial building at 14339 Lake City Way retains integrity of location, setting and association, because it remains on its original parcel and continues to serve as an auto showroom near a busy commercial intersection. Alterations, including the standing-seam parapet roof and garage bay addition constructed circa (ca.) 2000, have diminished the building's integrity of design, materials, workmanship, and feeling.

Evaluation

According to the Polk City Directory, the one-story building at 14339 Lake City Way NE first served Eagle Motors (Polk City Directory 1976). It was constructed during a period of postwar commercial development in Shoreline, but it does not appear, based on a review of historic maps and local histories, to be associated with specific events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). The building is an example of a 1960s auto-related business, a resource type that became increasingly common along commercial corridors in the mid-twentieth century. Currently, it is operated as the Maharaja Motors.

Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The structure is a modest example of a mid-twentieth century auto-related building with few character-defining features from the historic period apart from its massing and aluminum-framed entry. The building does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C).

Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the commercial building at 14339 Lake City Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends that 14339 Lake City Way NE is not eligible for listing as a Seattle city landmark under any criteria (Criteria A through F).

8.31 14558 Bothell Way NE

Built in 1941, according to the King County Assessor, the commercial building fronting west at 14558 Bothell Way NE is a one-story commercial block set back from the street and surrounded by parking areas on three sides (King County Assessor 2020). A prominent neon sign is located at the west side of the building. The rectangular building is 6,508 square feet, sits on a concrete foundation, is clad in T1-11 siding with brick and stone veneer accents, and is topped with a flat roof (**Figure 8-61** (14558 Bothell Way NE, view northeast) and **Figure 8-62** (14558 Bothell Way NE, view northwest)). A projecting vinyl awning has been added along three sides of the roof parapet. It appears the building's main entry was originally oriented on the west-facing elevation but has been relocated to the rear (east) elevation. The off-center entry is sheltered by a vinyl awning and accessed via concrete steps with a tubular metal railing. No other openings are located on this elevation. Openings on the north and south elevations have been infilled with T1-11 siding, and a single metal door is located on the southwest side. The east elevation has a recessed portion with a single metal door and no window openings. The shed roof overhang is supported by five wood posts.



Figure 8-61 14558 Bothell Way NE, view northeast



Figure 8-62 14558 Bothell Way NE, view northwest

Integrity

From its period of construction (1941), the commercial building at 14558 Bothell Way NE retains integrity of location and setting, because it remains on its original 1.29-acre lot. The building no longer retains its integrity of design, materials, workmanship, feeling, or association, due to its conversion from a bar to the Déjà Vu Showgirls lounge paired with alterations including infilled openings, recladding, installation of parapet awning, and a ca. 1960 north addition.

Evaluation

The commercial building at 14558 Bothell Way NE was constructed in 1941 during a period of postwar commercial development in Shoreline. It has served as a bar or club since its construction. It does not appear, based on a review of historic maps and local histories, to be associated with specific events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a simple one-part block with few character-defining features from the historic period. It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to its lack of significance and integrity, HRA recommends that the commercial building at 14558 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends that 14558 Bothell Way NE is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.32 14812 Bothell Way NE

Built in 1968, according to the King County Assessor, the low-rise apartment complex faces west at 14812 Bothell Way NE, across (east) from the Acacia Memorial Park and Funeral Home (King County Assessor 2020). Lake Washington is oriented to the east. The complex consists of seven two- to four-story, stucco-clad buildings arranged around a central courtyard with an outdoor pool (**Figure 8-63** (14812 Bothell Way NE, view northeast) and **Figure 8-64** (14812 Bothell Way NE, view northwest)). The buildings are set back from the street with a large paved area and flat-roofed carports along the parcel's front (west) side. The tax assessor's records state that the complex contains 174 units and includes a mix of one-, two-, and three-bedroom apartments (King County Assessor 2020). The buildings are irregular in plan, sit on a concrete foundation, are clad in stucco, and are topped by flat or gable roofs. The facades are defined by vertical entry bays and recessed corner decks. Fenestration includes a combination of vinyl-framed picture and sliding-track windows. The elevations facing toward the central courtyard and the courtyard itself were not visible from the ROW.



Figure 8-63 14812 Bothell Way NE, view northeast



Figure 8-64 14812 Bothell Way NE, view northwest

Integrity

From its period of construction (1968), the residential complex at 14812 Bothell Way NE retains integrity of location, setting, feeling, and association, because it remains on its original parcel overlooking Lake Washington and continues to serve as low-rise residential housing. Alterations including window replacement, changes to fenestration, partial residing, and railing replacement have diminished its integrity of design, materials, and workmanship.

Evaluation

The residential complex at 14812 Bothell Way NE, known as the Watercrest Apartment Homes, was built in 1968. According to the King County tax assessor's records, the complex was owned by the Independent Order of Foresters (IOF), who sold it in 1996 to a limited partnership for over \$9 million. The IOF is a fraternal organization that helped communities in need through direct investment in national and local community partnerships. While the complex was constructed during a period of residential development of Lake Forest Park during the late twentieth century, it does not appear, based on a review of historic maps and local histories, to be associated with specific events or trends that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The multi-family complex is modest in plan and design, featuring few character-defining features from the historic period, apart from its massing. The complex does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the low-rise, multi-family residential development at 14812 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends that 14812 Bothell Way NE is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.33 15030 Bothell Way NE

Built in 1966, according to the King County Assessor, the commercial building at 15030 Bothell Way NE is a one-story masonry building fronting west on Bothell Way NE, set back from the street with a parking strip along the front (west) side (King County Assessor 2020). Lake Washington is oriented to the east. The building has an irregular footprint consisting of the original front-gabled rectangular building (south) and side-gabled wing (north) (**Figure 8-65** (15030 Bothell Way NE, view southeast) though **Figure 8-68** (15030 Bothell Way NE, courtesy of PSRA, undated, view northeast)). The building sits on a poured-concrete foundation, is constructed of concrete block partially clad in clapboards, and is topped by a cross-gabled roof sheathed in asphalt shingles. On the facade, the front-gabled south end features a central metal-framed door surrounded by a window wall that extends to the roofline. The north wing contains two multi-light, overhead metal-

framed doors and a fixed picture window. The south and rear (east) elevations were not visible from the ROW.



Figure 8-65 15030 Bothell Way NE, view southeast



Figure 8-66 15030 Bothell Way NE, view northeast



Figure 8-67 15030 Bothell Way NE, courtesy of Puget Sound Regional Archives (PSRA), dated 1966, view southeast



Figure 8-68 15030 Bothell Way NE, courtesy of PSRA, undated, view northeast

Integrity

From its period of construction (1966), the commercial building at 15030 Bothell Way NE retains integrity of location and setting, because it remains on its original parcel. The former gas station no longer retains integrity of design, materials, workmanship, feeling, or association, due to its conversion to a restaurant and associated alterations and ca. 2008 addition.

Evaluation

The commercial building at 15030 Bothell Way NE was constructed in 1966 as a Hudson gas station, part of the Hudson Oil Company founded by Mary Hudson in 1933. It was constructed during a period of roadside commercial development in Lake Forest Park during the mid-twentieth century, but does not appear, based on a review of historic maps and local histories, to be associated with specific events or trends that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). A historic photo from the Puget Sound Regional Archives (PSRA) shows the original one-story structure with gas pumps out front (Figure 8.33-3). It was converted for use as a flower shop (Figure 8.33-4) and, more recently, remodeled into a restaurant. The structure's original design has been largely altered through the addition of a one-story, side-gabled wing on the north side. This building does not embody the distinctive characteristics of a particular type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and an irretrievable loss of integrity, HRA recommends that the former gas station at 15030 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 15030 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with the County and are therefore not eligible for local or county listing.

8.34 15038–15044 Bothell Way NE

Built in 1953, according to the King County Assessor, the commercial building fronting west at 15038–15044 Bothell Way NE is a one-story, wood-framed building set back from the street with a parking strip along the west and south sides (King County Assessor 2020). The building is sited on a slope and two stories in height on the rear (east) side. It is 7,682 square feet, sits on a poured-concrete foundation, is clad in brick veneer (lower wall) and wood shingles, and is topped by a flat roof with splayed eaves (**Figure 8-69** (15038–15044 Bothell Way NE, view northeast) and **Figure 8-70** (15038–15044 Bothell Way NE, view southwest)). The facade is divided into multiple storefront bays featuring single entries with aluminum-framed picture windows in between. The original door opening at the midsection has been infilled with a sliding-track window and shingle siding. A projecting bay at the north end contains a bank of fixed, aluminum-framed windows and a brick end wall. At the north elevation, a single door is located at the lower level with two large, aluminum-framed windows centered on the upper facade. The rear (east) elevation has a two-story, flat-roofed wing at the south end. Fenestration on the rear elevation consists of a mix of aluminum-framed windows on the first and second floors.



Figure 8-69 15038–15044 Bothell Way NE, view northeast



Figure 8-70 15038–15044 Bothell Way NE, view southwest

Integrity

From its period of construction (1953), the building at 15038–15044 Bothell Way NE retains integrity of location and setting, because it remains on its original parcel. The former apartment building's integrity of design, materials, workmanship, feeling, and association has been diminished by alterations including infilled openings and rear additions, as well as conversion into offices.

Evaluation

The apartment building at 15038–15044 Bothell Way NE was constructed in 1953 during a period of postwar residential development in Lake Forest Park. Following World War II, the area was developed with single-family neighborhoods and low-rise multi-family apartment buildings. This building was originally built as the Lake Forest Apartments, but it has been converted into offices with separate storefront entries along the front (west) facade. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The former apartment building is a modest example of Modern style, with some characteristics of the era, including flat roofs, a mix of materials on the facade, and aluminum windows. However, its conversion to a new use has obscured its historic-period character. The building does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance and loss of integrity, HRA recommends that the former low-rise apartment building at 15038–15044 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 15038–15044 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with the County and are therefore not eligible for local or county listing.

8.35 15041 Bothell Way NE

Built in 1961, according to the King County Assessor, the one-part commercial block at 15041 Bothell Way NE is a one-story, trapezoid-shaped building facing generally east toward Bothell Way NE (King County Assessor 2020). The building is 1,729 sq ft, and its surrounding parcel includes parking to the north and a shallow concrete-block wall along the sidewalk (**Figure 8-71** (15041 Bothell Way NE, view southwest) and **Figure 8-72** (15041 Bothell Way NE, view northwest)). The building sits on poured-concrete foundation, is clad in T1-11 siding, and is topped by a flat roof with eaves. The building's facade includes a single pedestrian door and vinyl-framed sliding windows. The secondary north elevation includes an additional pedestrian entrance, an overhead garage door, and additional vinyl-framed sliding windows. The secondary south elevation includes additional vinyl-framed windows. To the rear, the building includes covered storage under a shed roof projection.



Figure 8-71 15041 Bothell Way NE, view southwest



Figure 8-72 15041 Bothell Way NE, view northwest

Integrity

From its period of construction (1961), the commercial building at 15041 Bothell Way NE retains integrity of location, setting, feeling, and association, because it continues to serve as a commercial warehouse along Bothell Way NE. Window replacement has diminished its integrity of design, materials, and workmanship.

Evaluation

The commercial building at 15041 Bothell Way NE was constructed in 1961 during a period of postwar development in Lake Forest Park. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The commercial warehouse is a modest example of a common type, featuring a simple plan, mass-produced materials, and few character-defining features from the historic period. The building does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or

represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that the commercial warehouse at 15041 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 15041 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with the County and are therefore not eligible for local or county listing.

8.36 15348 Bothell Way NE

Built in 1928, according to the King County Assessor, the commercial building fronting west at 15348 Bothell Way NE is a one- to two-story, masonry building occupying a corner lot south of NE 155th Street (King County Assessor 2020). Its date of construction may be in error, because the building appears to date to the mid-twentieth century, likely the 1950s. The structure is angled on the site with a paved parking area along the front (west) side (**Figure 8-73** (15348 Bothell Way NE, view north) and **Figure 8-74** (15348 Bothell Way NE, view south)). The L-shaped building is 2,990 square feet, rests on a concrete pad, is constructed of concrete block, and terminates in a flat roof with a broad overhang supported by an exposed beam on the facade (north end). The facade features storefront bays of fixed windows with an off-center entry and “Sheridan Market” signage along the parapet. The multi-light, metal-framed windows are intact in two locations, while other openings have been replaced or covered with plywood. A bank of fixed, wood-framed corner windows is located at the facade’s north end and a single door is located at the south end. To the rear (east) of the convenience store is are two attached, two-story apartment blocks, constructed ca. 1940 and ca. 1960 (NETROnline 2020). The midcentury modern apartments have a cantilevered concrete walkway with metal railings along the north and east elevations. A single, off-center entry is positioned at each floor on the north elevation. The apartment block terminates in a flat roof with cantilevered overhangs supported by exposed wood beams. Fenestration on the north and east elevations includes large fixed and sliding-track, aluminum-framed windows. A driveway along the building’s east side leads to a detached two-story, flat-roofed building with large garage bays at the lower level. It appears to be associated with the apartment building.



Figure 8-73 15348 Bothell Way NE, view north



Figure 8-74 15348 Bothell Way NE, view south

Integrity

From its initial period of construction (1928), the commercial building at 15348 Bothell Way NE retains integrity of location and setting, because it remains on its original parcel. Extensive alterations, and circa 1940 and circa 1960 additions, have either altered or effectively reconstructed the building. Evident alterations include window replacement, infilled openings, roof alterations, and added construction that have diminished its integrity of design, materials, workmanship, feeling and association.

Evaluation

The building at 15348 Bothell Way NE was first constructed in the 1920s as new homes, road improvements, schools and civic clubs were founded in the area (Stein 1998). The structure served as a community market, known as Sheridan Market, for many years. It is no longer in operation, and the building currently is vacant. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The one-story, masonry building is an example of an altered or reconstructed 1920s commercial structure resembling a 1950s neighborhood market. The added apartment block is a modest Modern apartment building, featuring the flat roof, cantilevered concrete decks, and horizontal emphasis of the era. The building has been greatly altered and expanded over time and does not embody the distinctive characteristics of a particular type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to its lack of significance and integrity, HRA recommends that the commercial/apartment building at 15348 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 15348 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.37 15500 Bothell Way NE

Built in 1952, according to the King County Assessor, the mixed-use building fronting west at 15500 Bothell Way NE is a two-story, wood-framed building situated on a corner lot to the north of NE 155th Street (King County Assessor 2020). A paved parking area is located along the parcel's front (west) and north side. The building is irregular in plan, with an angled section at the northwest end. It is 1,884 square feet, sits on a poured-concrete foundation, is clad in brick veneer and stucco, and is topped by a flat roof (see **Figure 8-75** (15500 Bothell Way NE, view northeast) and **Figure 8-76** (15500 Bothell Way NE, view southwest)). A mansard-style tile eave breaks up the building's massing along the midsection and upper roofline. The facade features a single entry flanked by metal-framed picture windows. Smaller window openings are located on the upper floor. The south elevation has a side door on the first floor and covered balcony on the second floor that wraps around to the rear (east) elevation. The balcony is enclosed by a simple wood railing and is sheltered by a metal awning supported by metal brackets. Fenestration includes a sliding-track door and sliding-track windows. A fence along the south and east sides partially obscures the building from the ROW. Exterior wood stairs along the rear (east) elevation lead to the second-floor apartment at the north end.



Figure 8-75 15500 Bothell Way NE, view northeast



Figure 8-76 15500 Bothell Way NE, view southwest

Integrity

From its period of construction (1952), the mixed-use building at 15500 Bothell Way NE retains integrity of location, setting and association, because it remains on its original parcel and continues as a mixed-use office-apartment building. Extensive exterior alterations have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The mixed-use building at 15500 Bothell Way NE dates from 1952 during a period of postwar growth. According to the tax assessor's records, it was designed as a commercial office building with a second-floor rear apartment. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building has been altered and its historic-period character obscured. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that 15500 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 15500 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.38 15530 Bothell Way NE

Built in 1965, according to the King County Assessor, the building facing west toward 15530 Bothell Way NE is a multistory, U-shaped residential complex set back on a sloped site, with expansive views of Lake Washington to the east (King County Assessor 2020). The building is largely hidden from the ROW due to its setting into a sloped site and wood fence along the front (west) side. According to the King County tax assessor's records, the parcel occupies 1.16 acres and contains 55 units. Units are a mix of studio and one-, two- and three-bedroom units with decks. The building complex consists of two, six-story rectangular wings oriented along an east–west axis and a lower, four-story wing at the east end, oriented along a north–south axis (see **Figure 8-77** (15530 Bothell Way NE, view east), **Figure 8-78** (15530 Bothell Way NE, view east (courtesy of www.redfin.com)) and **Figure 8-79** (15530 Bothell Way NE, view southwest (courtesy of www.redfin.com))). A central courtyard with landscaped grounds occupies the grade-level area within the U-shaped configuration. The east end of the courtyard has an elevator tower. The west-facing facade features two gated entries. The exterior is characterized by a mix of rough-cut stone veneer and textured concrete cladding, cantilevered concrete walkways (inner courtyard elevations), recessed decks and flat roofs. The walkways are supported by slender metal columns that extend from grade level to roof height. They include decorative metal railings. Entry doors are symmetrically positioned across the length of both buildings and sheltered by the covered walkways. Sliding-track windows are located between entry doors.



Figure 8-77 15530 Bothell Way NE, view east



Figure 8-78 15530 Bothell Way NE, view east (courtesy of www.redfin.com)



Figure 8-79 15530 Bothell Way NE, view southwest (courtesy of www.redfin.com)

Integrity

From its period of construction (1965), the building at 15530 Bothell Way NE retains integrity of location, setting and association, because it remains on its original parcel overlooking Lake Washington and continues to serve as low-rise, multifamily residential housing. According to the tax assessor's records and recent real estate listings, the 53-unit building was renovated in 1999 and again in 2018. The building retains integrity of design, materials, workmanship and feeling, because it appears that many of its original character-defining features are intact, including building massing, materials, fenestration, cantilevered walkways, decorative metal railings, central courtyard and overall site layout.

Evaluation

The low-rise apartment building at 15530 Bothell Way NE was constructed in 1965 and is an example of multifamily residential development in Lake Forest Park during the mid-20th century (Criterion A). A *Seattle Times* article featuring the building referred to it as the “Thundalarra” (*Seattle Times* 1964c). The building does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). At the time of construction, the *Seattle Times* stated that the luxury waterfront complex was built for \$950,000 by builder/owner Earle D. Roberts (*Seattle Times* 1965a). The development featured “sun decks, a large swimming pool, a patio shaded by cedar trees and a dock in Lake Washington,” as well as a “free-standing, amber-glass structure between the two main wings” that housed the elevator and stairwells. The exterior was partially clad in Copper Canyon rock, and the interior courtyard included plants and a “waterfall down a natural slope,” with landscaping completed by Wayne Shira. Rents ranged from \$120 per month for a one-bedroom unit to \$290 per month for a 1,600-square-foot three-bedroom unit (*Seattle Times* 1965b). As an architecturally significant example of garden apartments featuring natural materials, complex geometric forms, a strong relationship to the surrounding landscape and an elaborate landscape design, the resource embodies the distinctive characteristics of a Modern style residential apartment building with Northwest Regional influence. Due to its high level of integrity, the building continues to represent a distinctive example of its type, period and method of construction. It is not known, however, to be the work of a master. It could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a high degree of significance and integrity, HRA recommends 15530 Bothell Way NE eligible for listing in the NRHP and WHR under Criterion C, as a local representation of a Modern apartment building with Northwest Regional influences. The building is significant in the areas of Architecture, with a period of significance dating to its construction in 1965. Though surveyed at a compliance level from the public ROW, HRA assumes the boundary for the eligible resource is the historically plotted and current tax lot.

The apartment complex at 15530 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.39 3640 NE 155th Street

The condominiums at 3640 NE 155th Street were constructed in 1973, according to the King County Assessor (King County Assessor 2020). The two identical buildings share a central driveway. One faces east toward Bothell Way NE, and the other faces south toward NE 155th Street. Both are two stories tall above recessed daylight basements devoted to parking garages (see **Figure 8-80** (3640 NE 155th Street, view north) and **Figure 8-81** (3640 NE 155th Street, view northwest)). The two rectangular buildings sit on poured-concrete foundations, are of wood-framed construction clad in stucco, and are topped with flat roofs with rolled roofing and flared eaves covered in asphalt shingles. Each building includes two units of approximately 1,200 square feet, one on each floor, accessed by an exterior wood stair on a side elevation. All units include a

corner-wrapping wall of fixed windows framed in heavy wood frames. On secondary elevations, visible windows are wood-framed sliders.



Figure 8-80 3640 NE 155th Street, view north



Figure 8-81 3640 NE 155th Street, view northwest

Integrity

From their period of construction (1973), the two condominium buildings at 3640 NE 155th Street retain integrity of location, setting, design, materials, workmanship, feeling and association, because no alterations are evident.

Evaluation

The buildings at 3640 NE 155th Street are identified by the King County Assessor as apartment conversions. The buildings do not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the buildings held a strong association with the lives of significant persons (Criterion B). The buildings are simple in plan, focused on the cantilevered upper stories with walls of windows defining the horizontal plane. While these elements may be borrowed from Miesian style (associated with the work of Ludwig Mies van de Rohe) or the broader International style, the

buildings do not include the more significant elements of the style, including the horizontal plan, exposed structure and flat roofs with flat or nonexistent eaves associated with Miesian design, nor the asymmetry and varied geometric elements found in 1970s examples of International style (Houser 2020; McAlester 2018). The buildings do not embody the distinctive characteristics of a type, period or method of construction; do not represent the work of a master; do not possess high artistic values; and do not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the buildings were constructed of common methods and well-known materials and are unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to lack of significance, HRA recommends that the buildings at 3640 NE 155th Street are not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The buildings at 3640 NE 155th Street are located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and are, therefore, not eligible for local or county listing.

8.40 3637 NE 156th Street

The L-shaped, single-story Ranch house at 3637 NE 156th Street was constructed in 1953, according to the King County Assessor (King County Assessor 2020). The building is minimally visible from the ROW, due to mature foliage, but faces west toward NE 156th Street with Bothell Way NE and Lake Washington to the rear (see **Figure 8-82** (3637 NE 156th Street, view east) and **Figure 8-83** (3637 NE 156th Street, view southeast)). The building sits on a poured-concrete foundation and is clad in cement boards with a skirt of brick or simulated brick on the facade. It is topped by a cross-gabled roof. According to the assessor, the building includes a 1,000-square-foot plan with a former carport converted to a 480-square-foot garage. Secondary elevations are not visible.



Figure 8-82 3637 NE 156th Street, view east



Figure 8-83 3637 NE 156th Street, view southeast

Integrity

From its period of construction (1953), the building at 3637 NE 156th Street retains integrity of location, setting, feeling and association, because it remains on its original parcel and continues to serve as a single-family residence. The construction of a new garage and recladding have diminished the building's integrity of design, materials and workmanship.

Evaluation

The residence at 3637 NE 156th Street was constructed in 1953 during a period of postwar growth but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a mid-century Ranch house, although alterations, including recladding and the conversion of an open carport, which gives the building a larger, L-shaped plan, have obscured its historic-period character. The building does not embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that the residence at 3637 NE 156th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 3637 NE 156th Street is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.41 15600 37th Avenue NE

The L-shaped, single-story Ranch house at 15600 37th Avenue NE was constructed in 1952, according to the King County Assessor (King County Assessor 2020). The residence faces east toward 37th Avenue NE and is partially obscured from view by fencing and mature foliage (see **Figure 8-84** (15600 37th Avenue NE, view east) and **Figure 8-85** (15600 37th Avenue NE, view southeast)). Bothell Way NE and Lake Washington are located to the building's rear. According to the assessor, the building is 1,750 square feet. It sits on a poured-concrete foundation, is clad in an irregular veneer of brick with sills of header brick under bands of large fixed, wood-framed windows flanking the central entry. The building's garage, projecting from the north end, is clad in lapped wood boards. The building includes a large internal brick chimney on the south end and is topped by a cross-gabled roof covered in asphalt shingles. Aerial photos indicate that a deck is located across the rear (west) elevation (Google Earth 2020).



Figure 8-84 15600 37th Avenue NE, view east



Figure 8-85 15600 37th Avenue NE, view southeast

Integrity

From its period of construction (1952), the residence at 15600 37th Avenue NE retains integrity of location, setting, design, materials, workmanship, feeling and association, because it remains on its original parcel, continues to serve as a residence and appears relatively unaltered.

Evaluation

The residence at 15600 37th Avenue NE was constructed in 1952 during a period of postwar growth but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a mid-century Ranch house, a ubiquitous residential type, in a typical plan with few distinctive character-defining features apart from its fixed windows. The building does not embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to lack of significance, HRA recommends that the residence at 15600 37th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 15600 37th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.42 15604 37th Avenue NE

The C-shaped, single-story Ranch house at 15604 37th Avenue NE was constructed in 1953, according to the King County Assessor (King County Assessor 2020). The building is 2,050 square feet and faces west toward 37th Avenue NE, with Bothell Way NE and Lake Washington to the rear (see **Figure 8-84** (15600 37th Avenue NE, view east) and **Figure 8-85** (15600 37th Avenue NE, view southeast)). Aerial images show that the parcel includes an in-ground pool and a screen of mature trees between the back yard and the roadway (Google Earth 2020). The building sits on a poured-concrete foundation and is clad in a skirt of red brick topped by lapped wood boards. The building's entry includes a concrete walk to a concrete pad. The entry door is flanked by full-height sidelights and a three-part, vinyl-framed replacement window to the south. The southern projection includes a single-car garage paired with an open carport. The carport roof is supported by a brick stem wall and square posts. The building's northern projection includes two three-part, vinyl-framed windows above a skirt of brick. Additional vinyl sliders are evident. The building includes a central brick chimney. The building's front yard includes a small brick wall supporting a built-up berm that has been paved and provides additional parking. The parcel is screened from 37th Avenue NE by mature foliage.



Figure 8-86 15604 37th Avenue NE, view northeast



Figure 8-87 15604 37th Avenue NE, view southeast

Integrity

From its period of construction (1953), the residence at 15604 37th Avenue NE retains integrity of location and setting, because it remains on its original parcel. However, the building, constructed as a single-family residence, has served as a multifamily home for the care of those with developmental disabilities in recent years, which may have diminished its integrity of feeling and association (*Seattle Times* 1999). Window replacement, including replacement sidelights, along with alterations to the parcel to increase available parking space, have diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 15604 37th Avenue NE was constructed in 1952 during a period of postwar growth but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a mid-century Ranch house, a ubiquitous residential type, in a typical plan with few

distinctive character-defining features. The building does not embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that the residence at 15604 37th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 15604 37th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.43 15548 Bothell Way NE

Built in 1955, according to the King County Assessor, the single-family dwelling fronting west at 15548 Bothell Way NE is a one-story, wood-framed house above a daylight basement (King County Assessor 2020). A wood fence encloses the parcel along three sides, and mature evergreens and madronas provide a privacy buffer on the facade (west) and north elevations, which are largely hidden from the ROW. Lake Washington is located to the east, and much of the living area of the house faces it. According to the tax assessor's record, the building has an irregular plan, is 1,600 square feet, and terminates in a cross-gabled roof (see **Figure 8-88** (15548 Bothell Way NE, undated, view northeast (courtesy of the King County Assessor)) and **Figure 8-89** (15548 Bothell Way NE, view northwest)). An attached garage is located at the south end of the facade. The north elevation has a large interior stone chimney. The south elevation, which follows the contours of the sloped site, is clad in clapboard at the lower level and vertical wood siding on the upper level. Fenestration includes aluminum-framed windows. The rear (east) elevation features a daylight basement below a full-length wood deck on the upper floor. The deck is supported by post and beam. Large picture windows are located on both floors. The upper floor features full-height expanses of glass and a generous overhanging roof with exposed wood beams.



Figure 8-88 15548 Bothell Way NE, undated, view northeast (courtesy of the King County Assessor)



Figure 8-89 15548 Bothell Way NE, view northwest

Integrity

From its period of construction (1955), the residence at 15548 Bothell Way NE retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original site. A rear deck addition constructed circa 2000 and window replacements have diminished the building's integrity of design, materials and workmanship.

Evaluation

The residence at 15548 Bothell Way was constructed in 1955 during a period of postwar growth but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of a Contemporary residence, featuring its low-slung gable roof, expanses of glass, prominent stone chimney and orientation toward views of Lake Washington. This building is a modest example and is not a distinctive example of its type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources.

Due to a lack of significance and integrity, HRA recommends that the residence at 15548 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 15548 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.44 15612 38th Avenue NE

The single-story L-shaped Ranch house at 15612 38th Avenue NE was constructed in 1952, according to the King County Assessor (King County Assessor 2020). The building faces west toward 38th Avenue NE on a long rectangular lot with Bothell Way NE and Lake Washington to the rear (east). It is partially screened by privacy fencing (see **Figure 8-90** (15612 38th Avenue NE,

view southeast) and **Figure 8-91** (15612 38th Avenue NE, view east)). The building includes a partial daylight basement on the rear and includes a total of 2,240 square feet. An attached garage that once projected from the facade was converted to living space circa 1995 (see **Figure 8-91** (15612 38th Avenue NE, view east)). A detached garage was then added to the southern end of the parcel. Constructed outside the historic period, it is not subject to survey at this time. The residence sits on a poured-concrete foundation, is clad in a skirt of brick topped by decorative wood sheet, and is topped by a combination hipped and gable roof covered in asphalt shingles. The building's primary entry is located in the junction between the two wings and faces a projecting deck. Aerial photos show an additional deck on the rear elevation (Google Earth 2020). Visible windows on the facade are vinyl framed in altered fenestration. An exterior brick chimney is located on the building's south elevation.



Figure 8-90 15612 38th Avenue NE, view southeast



Figure 8-91 15612 38th Avenue NE, view east

Integrity

From its period of construction (1952), the residence at 15612 38th Avenue NE retains integrity of location, setting, feeling and association, because it remains on its original parcel and continues to serve as a residence. Garage conversion, replacement siding and replacement windows have diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 15612 38th Avenue NE was constructed in 1952 during a period of postwar growth but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a mid-century Ranch house, a ubiquitous residential type, in a typical L-shaped plan with few distinctive character-defining features from this historic period. The building does not embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that the residence at 15612 38th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 15612 38th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.45 15630 38th Avenue NE

The single-story, L-shaped residence at 15630 38th Avenue NE was constructed in 1941, according to the King County Assessor (King County Assessor 2020). With a 1,000-square-foot basement, the building includes a total of 3,410 square feet of living space (see **Figure 8-92** (15630 38th Avenue NE, view east) and **Figure 8-93** (15630 38th Avenue NE, view northeast)). It faces generally west toward 38th Avenue NE with Bothell Way NE and Lake Washington to the rear. The building is partially screened by privacy fencing. It is cross gabled with a projecting gable on the facade and a garage in the northern wing. The building sits on a poured-concrete foundation, and is clad primarily in brick and stone or simulated stone at the entry and lapped wood boards in the gables. Although screened from view, the facade appears to include decorative brick screening with cutouts and multilight aluminum or metal-framed windows. The building's cross-gabled roof is covered in shakes, and two chimneys are visible on the building's south end. Aerial photographs show that the building includes a hipped turret on the rear and an in-ground swimming pool (Google Earth 2020).



Figure 8-92 15630 38th Avenue NE, view east



Figure 8-93 15630 38th Avenue NE, view northeast

Integrity

From its period of construction (1941), the residence at 15630 38th Avenue NE retains integrity of location, setting and association, because it remains on its original parcel and continues to serve as a residence. However, aerial photographs show that the building has been greatly expanded with the garage on the north end converted to living space and a garage addition added between 1969 and 1990 (NETROnline 2020). The building no longer retains integrity of design, materials, workmanship or feeling.

Evaluation

The residence at 15630 38th Avenue NE was constructed in 1941 but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a much-enlarged residence with the typical plan of a Ranch house but few other features of the type. The building is a vernacular L-shaped residence that does not embody the distinctive characteristics of its type, period or method of construction;

does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that the residence at 15630 38th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 15630 38th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.46 15800 38th Avenue NE

The single-story, irregularly shaped Ranch house at 15800 38th Avenue NE was constructed in 1962 and remodeled in 1997, according to the King County Assessor. Floor plans suggest the building's garage, attached on the south end, may be an addition or an enclosed carport (King County Assessor 2020). The building faces west toward 38th Avenue NE with Bothell Way NE and Lake Washington to the east (rear) (see **Figure 8-94** (15800 38th Avenue NE, view southeast, indicating privacy measures and the separation of resource from the street) and **Figure 8-95** (15800 38th Avenue NE, view east)). The building sits atop a full-sized basement for a total of 3,550 square feet. The building sits on a poured-concrete foundation, is clad in lapped wood boards and is topped by a hipped roof covered in shakes. Like many residences in the neighborhood, the building is screened from view by mature foliage. A raised pad provides parking west of the house, and a bridge leads to the building's primary entry, which is flanked to the south by a wide band of single, full-height windows. Similar windows in casement form are located north of the entry. Secondary elevations are not visible, though aerial photographs show that the building includes an internal chimney on the east slope of the roof and that the back yard is landscaped (Google Earth 2020).



Figure 8-94 15800 38th Avenue NE, view southeast, indicating privacy measures and the separation of resource from the street



Figure 8-95 15800 38th Avenue NE, view east

Integrity

From its period of construction (1962), the residence at 15800 38th Avenue NE retains integrity of location, setting, feeling and association, although a renovation and carport conversion and expansion have slightly diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 15800 38th Avenue NE was constructed in 1962 but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a large, irregularly shaped Ranch house with altered garage. While difficult to assess from the public ROW, the building appears to be an example of a ubiquitous housing type found throughout Washington with few character-defining features apart from its plan and use of tall casement windows. It does not embody the distinctive characteristics of a particular type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that the residence at 15800 38th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 15800 38th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.47 3906 NE 157th Place

Built in 1975, according to the King County Assessor, the single-family dwelling at 3906 NE 157th Place is a one-story house facing west toward NE 157th Place on a dead-end street, just east of Bothell Way NE (King County Assessor 2020) (see **Figure 8-96** (3906 NE 157th Place, view northeast) and **Figure 8-97** (3906 NE 157th Place, view northeast)). Lake Washington and the Burke-Gilman Trail are located to the east. The building is one story in height on the primary (west) facade with a daylight basement on the rear (east) elevation. The U-shaped building is 2,550 square feet, sits on a poured-concrete foundation, is clad in clapboards and wood shingles (attached garage), and is topped by a cross-hipped roof. The facade features a narrow courtyard area that leads to a recessed entry on the main mass. The north wing is an attached garage that contains an overhead door. Two sliding-track windows are positioned on the south wing. A brick chimney is located at the north elevation. The side and rear elevations are not visible from ROW. The tax assessor's records show a raised wood deck along the rear elevation.



Figure 8-96 3906 NE 157th Place, view northeast



Figure 8-97 3906 NE 157th Place, view northeast

Integrity

From its period of construction (1975), the residence at 3906 NE 157th Place retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original parcel in the Sheridan Shores neighborhood. Extensive remodeling, including new windows and exterior siding, have diminished the building's integrity of design, materials and workmanship.

Evaluation

The residence at 3906 NE 157th Place was constructed in 1975 and does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). It is an example of a later Ranch home, featuring the low-slung massing, U-shaped plan and prominent garage bay typical of the form. This building is a modest example of a common type, and alterations have obscured its historic-period character. The building does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and loss of integrity, HRA recommends 3906 NE 157th Place is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 3906 NE 157th Place is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.48 15840 38th Avenue NE

The rectangular single-story residence atop a daylight basement at 15840 38th Avenue NE was constructed in 1951, according to the King County Assessor (King County Assessor 2020). The building is a raised Ranch facing west toward 38th Avenue NE with Bothell Way NE and Lake Washington to the rear (east) (see **Figure 8-96** (3906 NE 157th Place, view northeast) and **Figure 8-97** (3906 NE 157th Place, view northeast)). The building includes a partial basement and includes a total of 2,000 square feet. It is partially screened from view by privacy fencing, but aerial photographs show that it includes a bricked courtyard in the front yard and a balcony over the daylight basement to the rear (Google Earth 2020). The building sits on a poured-concrete foundation, is clad in running-bond brick with decorative inset bricks, and is topped by a side-gabled shake roof. The building's garage is below grade, entered by a sloping drive between two retaining walls. The building's central entry is recessed and includes a door and windows to the north. Flanking the recessed entry is a ribbon of wood-framed windows to the south and shallower bands of wood-framed windows to the north. Secondary elevations show additional wood-windows with brick sills under gables clad partially in flush vertical boards and partially in lapped vertical boards. The building includes a central internal chimney.



Figure 8-98 15840 38th Avenue NE, view southeast



Figure 8-99 15840 38th Avenue NE, view northeast

Integrity

From its period of construction (1951), the residence at 15840 38th Avenue NE retains integrity of location, setting, design, materials, workmanship, feeling and association, because no alterations are apparent.

Evaluation

The residence at 15840 38th Avenue NE was constructed in 1951 and does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is vernacular in style, constructed in a simple rectangular Ranch house plan with few character-defining features apart from its cladding and wood windows. The building does not embody the distinctive characteristics of a particular type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district)

(Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance, HRA recommends 15840 38th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 15840 38th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.49 15848 38th Avenue NE

Built in 1953, according to the King County Assessor, the single-family residence at 15848 38th Avenue NE is a one-story Ranch house facing west onto 38th Avenue NE (King County Assessor 2020). It is situated on a sloped site in the Sheridan Beach Terrace neighborhood with Lake Washington and the Burke-Gilman Trail located to the east. The building has a U-shaped footprint with a main block facing west and intersecting wings at the north and south ends (see **Figure 8-100** (15848 38th Avenue NE, view northeast) and **Figure 8-101** (15848 38th Avenue NE, view east)). The 3,530-square-foot building sits on a poured-concrete foundation, is clad in Roman brick and clapboards, and is topped by a cross-gabled roof. Projecting wings terminate in hip-on-gable roof form. A smaller gable projection is located at the south wing. The facade features an exterior courtyard with a covered entry on the south wing and large vinyl-framed windows. The north wing contains an attached garage with a metal-paneled overhead door. An exterior brick chimney is centered on the building's south elevation. The rear (east) elevation is not visible from the ROW; however, the tax assessor's records show a daylight basement with a raised wood deck. Fenestration includes a sliding-track door and fixed, vinyl-framed windows at the basement level, and a large corner window and French doors at the first floor.



Figure 8-100 15848 38th Avenue NE, view northeast



Figure 8-101 15848 38th Avenue NE, view east

Integrity

From its period of construction (1953), the building at 15848 38th Avenue NE retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original parcel in the Sheridan Beach Terrace neighborhood. Alterations including window and garage door replacements have diminished the building's integrity of design, materials and workmanship.

Evaluation

The residence at 15848 38th Avenue NE was constructed in 1953 during a period of postwar residential development in the Sheridan Beach Terrace neighborhood but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a raised Ranch house, characterized by its U-shaped plan, horizontal fenestration and placement on a sloped site with a daylight basement. This building is a modest example of a common type, and alterations have obscured its historic-period character. It does not embody the distinctive characteristics of a type, period, or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 15848 38th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 15848 38th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.50 16002 38th Avenue NE

Built in 1946, according to the King County Assessor, the single-family dwelling fronting west at 16002 38th Avenue NE is a two-story, wood-framed house set down on a sloped site, near the intersection of NE 160th Street and 38th Avenue NE (King County Assessor 2020) (see **Figure 8-102** (16002 38th Avenue NE, view northeast) and **Figure 8-103** (16002 38th Avenue NE, view northeast)). The building is surrounded by mature evergreen trees on three sides and a manicured hedge along the front (west) side. The house is largely hidden from view from the ROW. Lake Washington and the Burke-Gilman Trail are located to the east. According to the tax assessor's record, the building is 1,960 square feet, including 1,240 square feet on the first floor and 720 square feet on the second floor. It sits on a poured-concrete foundation, is clad in brick veneer (lower wall) and clapboards, and is topped by a hip-on-hip roof. An angled, two-story, gable-roofed addition extends from the north end of the building. An attached flat roof carport is located at the southwest end. The west-facing facade features a lower, recessed entry at the south end of the main block, near the juncture with the south hipped-roof wing. The entry is accessed by a set of brick steps with a metal railing. Another door is positioned at the upper level, which is accessed from the carport. Openings on the angled north wing include three sliding-track, vinyl-framed windows at the first floor and a larger sliding-track picture window and glass-block window at the second floor.



Figure 8-102 16002 38th Avenue NE, view northeast



Figure 8-103 16002 38th Avenue NE, view northeast

Integrity

From its period of construction (1946), the single-family residence at 16002 38th Avenue NE retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original parcel in the Sheridan Beach Terrace neighborhood. The tax assessor's records indicate that the building was remodeled in 2005. Alterations, including window replacement, have diminished the building's integrity of design, materials and workmanship.

Evaluation

The building at 16002 38th Avenue NE was constructed in 1946 during a period of postwar residential development in the Sheridan Beach Terrace neighborhood. The building reflects changing postwar architectural trends and is a modest example of an early Ranch (or transitional Ranch) house (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As an example of an early Ranch (or transitional Ranch) house, the building is characterized by its horizontal volume, recessed entry, attached carport, and low-pitched, hipped roof. The residence was extensively remodeled in 2005, obscuring its historic-period character. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on integrity loss, HRA recommends 16002 38th Avenue NE is not eligible for individual listing in the NRHP or WHR under any criteria (Criteria A through D). However, the building could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion A). Although a historic district evaluation is outside the scope of this survey, HRA assumes that the district boundary would encompass the Sheridan Beach Terrace neighborhood and have a period of significance dating to the mid-20th century.

The building at 16002 38th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.51 4004 NE 160th Street

Built in 1958, according to the King County Assessor, the single-family residence at 4004 NE 160th Street is located on a sloped site at the end of a cul-de-sac, to the east of Bothell Way NE (King County Assessor 2020). Lake Washington and the Burke-Gilman Trail are located to the east. The one-story house faces east toward NE 160th Street, with a paved driveway along the lower southeast side of the parcel (see **Figure 8-104** (4004 NE 160th Street, view northwest) and **Figure 8-105** (4004 NE 160th Street, view northwest)). The one-story, L-shaped building is 2,690 square feet, including a partially finished basement. It rests on a poured-concrete foundation, is clad in clapboards and is topped by a flat roof with no eaves. The facade features a prominent gable entry portico with two wood columns and a set of concrete steps leading to the covered entry. Sidelights frame the main entry, which is flanked by floor-to-ceiling windows on both sides. The projecting northeast wing has a sliding-track door and large vinyl-framed picture window. A lower, two-bay

garage is attached at the northeast end with a deck above. Remnants of an original decorative brick wall remain on the south elevation. The rear and north elevations are not visible from the ROW.



Figure 8-104 4004 NE 160th Street, view northwest



Figure 8-105 4004 NE 160th Street, view northwest

Integrity

From its period of construction (1958), the residence at 4004 NE 160th Street retains integrity of location, setting and association, because it remains a single-family residence on its original parcel in this residential neighborhood. Extensive alterations—including replacement windows, replacement siding, and an added gable entry portico constructed circa 1995—have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The building at 4004 NE 160th Street was constructed in 1958 during a period of postwar development but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building has undergone extensive alterations and retains few features from the historic period. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the

actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and irretrievable loss of integrity, HRA recommends 4004 NE 160th Street is not eligible for listing in the NRHP or WHR under any criteria of significance (Criteria A through D).

The building at 4004 NE 160th Street is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.52 4007 NE 161st Street

Built in 1955, according to the King County Assessor, the single-family residence at 4007 NE 161st Street is a one-story house facing north toward NE 161st Street (King County Assessor 2020) (see **Figure 8-106** (4007 NE 161st Street, view southwest) and **Figure 8-107** (4007 NE 161st Street, view southeast)). It is situated on a dead-end street, to the east of Bothell Way NE. Lake Washington and the Burke-Gilman Trail are located to the east. Mature trees, shrubs and a wood fence are located along the west side. The house is set into a hillside. The 3,100-square-foot, L-shaped building is one story in height along the primary (north) facade, with a daylight basement on the east elevation. The building rests on a poured-concrete foundation, is clad in clapboards and wood shingles (east gable), and is topped by a low-pitched, cross-gabled roof. The facade features a recessed, covered entry patio with an off-center entry. The entry has a concrete stoop and the patio is enclosed by a built-in brick planter. A corner picture window is located at the east end of the facade. The building incorporates a two-bay garage at the northwest end, and the garage has two overhead paneled metal doors and a side door (east). The east elevation has a raised wood deck at the south end, tucked into the intersecting wings. The side-gabled wing contains a bank of fixed picture windows at the basement and upper levels. Double doors at the rear (south) wing lead to the deck. The rear and south elevations are not visible from the ROW.



Figure 8-106 4007 NE 161st Street, view southwest



Figure 8-107 4007 NE 161st Street, view southeast

Integrity

From its period of construction (1955), the residence at 4007 NE 161st Street retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original parcel in this residential neighborhood. Alterations including window replacement and the enclosure and expansion of an original carport (circa 1995) have diminished the building's integrity of design, materials and workmanship.

Evaluation

The residence at 4007 NE 161st Street was constructed in 1955 during a period of postwar residential development in this residential waterfront community. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As an example of a raised Ranch home, the building is characterized by its broad gable roof, daylight basement, patio entry and horizontal bank of windows. Alterations have obscured its historic-period character, and it does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 4007 NE 161st Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 4007 NE 161st Street is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.53 16030 39th Avenue NE

Built in 1952, according to the King County Assessor, the single-family dwelling facing west at 16030 39th Avenue NE is a one-story house on a large, wedge-shaped parcel near the intersection of 39th Avenue NE and Bothell Way NE (King County Assessor 2020). Surrounded by mature trees, rhododendrons and shrubs, the house is largely hidden from view. All that is visible from the ROW is the driveway and attached, one-story, gable-roofed garage at the south end (see **Figure 8-108** (16030 39th Avenue NE, view southeast), **Figure 8-109** (16030 39th Avenue NE, view northeast) and **Figure 8-110** (16030 39th Avenue NE, undated, view southeast (courtesy of the King County Assessor))). According to the tax assessor's record, the house is rectangular in plan and is 1,850 square feet, including the main floor and a partially finished basement. It sits on a recently repaired and replaced poured-concrete foundation, is clad in clapboards (garage) and stucco, and is topped by a side-gabled roof. The facade features a brick courtyard and entry with a semi-circular brick stoop. The entry is sheltered by the roof overhang and flanked by a horizontal band of windows on the south side. An interior brick chimney is positioned on the roof ridgeline.



Figure 8-108 16030 39th Avenue NE, view southeast



Figure 8-109 16030 39th Avenue NE, view northeast



Figure 8-110 16030 39th Avenue NE, undated, view southeast (courtesy of the King County Assessor)

Integrity

From its period of construction (1952), the residence at 16030 39th Avenue NE retains integrity of location, setting and association, because it remains a single-family residence on its original parcel in the Sheridan Beach Terrace neighborhood. Alterations including stucco recladding have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The building at 16030 39th Avenue NE, which dates from 1952, was constructed during a period of postwar residential development in the Sheridan Beach Terrace neighborhood but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a modest example of an early Ranch (or transitional) house, the building features the horizontal volume with a low-pitched, gable-roofed, recessed entry and attached garage typical of the type. This building is a modest example of a common type, and alterations have obscured its historic-period character. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 16030 39th Avenue NE is not eligible for individual listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16030 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.54 16200 39th Avenue NE

Built in 1950, according to the King County Assessor, the single-family residence at 16200 39th Avenue NE is a one-story house facing west toward 39th Avenue NE, near the intersection NE 162nd Street and 39th Avenue NE (King County Assessor 2020). It is set down on a sloped site, with a driveway at the north end that leads to a basement-level garage incorporated on the north elevation (**Figure 8-111** (16200 39th Avenue NE, view southeast) and **Figure 8-112** (16200 39th Avenue NE, view northeast)). Lake Washington and the Burke-Gilman Trail are located to the east. The building is rectangular in plan and is 2,820 square feet, including a daylight basement at the rear (east) side. It rests on a poured-concrete foundation, is clad in Roman brick and is capped by a hip-on-hip roof sheathed in asphalt shingles. The facade features a central entry on the main (south) portion, flanked by a glass-block window to the north. Fenestration includes fixed and sliding-track, vinyl-framed windows framed by louvered shutters. The windows are set directly under the roof overhang. The north elevation contains an overhead garage door at the basement level and a sliding-track corner window (northeast) at the main floor. An exterior brick chimney is centered on the south elevation with a corner window at the east side. The rear (east) elevation is not visible from the ROW.



Figure 8-111 16200 39th Avenue NE, view southeast



Figure 8-112 16200 39th Avenue NE, view northeast

Integrity

From its period of construction (1950), the single-family residence at 16200 39th Avenue NE retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original parcel in the Sheridan Beach Terrace neighborhood. Alterations including vinyl-framed window replacements have diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 16200 39th Avenue, which dates from 1950, was constructed during a period of postwar residential development in the Sheridan Beach Terrace neighborhood. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a modest example of an early Ranch (or transitional Ranch) house, the building features the horizontal volume, incorporated garage, and low-pitched, hipped roof typical of the form. This building is a modest example of a common type, and alterations have obscured its historic-period character. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 16200 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16200 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.55 4006 NE 161st Street

Built in 1958, according to the King County Assessor, the single-family Ranch home at 4006 NE 161st Street is a one-story house facing east toward Lake Washington (King County Assessor 2020). It is situated on a dead-end street, to the east of Bothell Way NE. The attached carport faces south toward NE 161st Street (see **Figure 8-113** (4006 NE 161st Street, view northwest) and **Figure 8-114** (4006 NE 161st Street, view north)). The building has a landscaped front yard and mature trees and shrubs along the rear (west) side. The house is set into a hillside. The L-shaped house is 2,550 square feet, including a daylight basement. It rests on a poured-concrete foundation; is clad in brick veneer (foundation), clapboards and vertical wood siding; and is topped by a cross-hipped roof. The facade features an L-shaped wood deck across the main floor between two intersecting wings. The deck is supported by wood posts and includes a wood and metal railing and octagonal sitting area at the south end. The primary entry is tucked into the corner of the main facade, at the juncture where the two wings meet. A corner picture window flanks the entry at the south end. A bank of large, fixed picture windows and corner windows are located on the daylight basement and upper floor. An attached carport occupies the building's southwest end. The low-pitched, gable carport is supported by two posts on the east end and includes built-in storage on the west end. The gable end is sheathed in diagonal wood siding. The rear and north elevations are not visible from the ROW.



Figure 8-113 4006 NE 161st Street, view northwest



Figure 8-114 4006 NE 161st Street, view north

Integrity

From its period of construction (1958), the residence at 4006 NE 161st Street retains integrity of location, setting and association, because it remains a single-family residence on its original parcel in this residential neighborhood. Alterations to the deck and window replacement have diminished the building's integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 4006 NE 161st Street, which dates from 1958, was constructed during a period of postwar residential development in this residential waterfront community but does not appear, based on a review of historic maps and local histories, to have any specific associations with associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of a raised Ranch home, featuring low-slung massing, L-shape plan, daylight basement and prominent carport. This building is a modest example of a common type, and alterations have obscured its historic-period character. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 4006 NE 161st Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 4006 NE 161st Street is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.56 16112 Bothell Way NE

Built in 1958, according to the King County Assessor, the single-family dwelling fronting west at 16112 Bothell Way NE is a one-story, wood-framed building set back on a sloped site and screened by mature cedar trees (King County Assessor 2020). It is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east, and much of the residence is oriented towards it. A paved driveway at the building's northwest side leads to the entrance and attached two-car garage wing (see **Figure 8-115** (16112 Bothell Way NE, view east) and **Figure 8-116** (16112 Bothell Way NE, view northeast)). The L-shaped building is one story above a daylight basement. It rests on a poured-concrete foundation; is clad in a mix of clapboard, vertical wood and stone (or manufactured stone) veneer (lower wall); and is topped by a cross-gabled roof sheathed in standing-seam metal. A large stone chimney projects from the main building's roof ridge. The facade has an off-center entry sheltered by a covered patio and flanked by a six-light, metal-framed window wall (south) and aluminum-framed picture window (north). A deteriorated, built-in brick planter wall sits at the north end of the facade. The north elevation has its original aluminum-framed, sliding-track windows. The rear (east) and south elevations are not visible from the ROW.



Figure 8-115 16112 Bothell Way NE, view east



Figure 8-116 16112 Bothell Way NE, view northeast

Integrity

From its period of construction (1958), the residence at 16112 Bothell Way NE retains integrity of location, setting and association, because it remains a single-family residence on its original site. Some original materials, including aluminum-framed windows, are intact. However, alterations, including incompatible roof replacement and a redesigned entry, have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 16112 Bothell Way NE was built in 1958 during a period of postwar development of Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a raised Ranch house, characterized by its low profile, mix of exterior cladding and horizontal emphasis. This building is a modest example of its form and does not embody the distinctive characteristics of a particular type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that 16112 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16112 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.57 16118 Bothell Way NE

Built in 1953, according to the King County Assessor, the single-family residence at 16118 Bothell Way NE is a two-story house fronting west toward Bothell Way NE, set back from the street with a low wall and entry gate along the west side (King County Assessor 2020). It is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east, and much of the residence is oriented towards it. The building is 3,830 square feet, sits on a poured-concrete foundation, is clad in clapboard, and is capped by a side-gabled roof clad in asphalt shingles (see **Figure 8-117** (16118 Bothell Way NE, view northeast) and **Figure 8-118** (16118 Bothell Way NE, view southeast)). A one-story, hipped roof extension is located at the south side of the main (west-facing) facade, and an attached gable-roofed garage wing projects from the north end. The primary facade has a covered entry patio enclosed by a brick wall and metal gate. The off-center entry is flanked by paired, vinyl-framed windows with an arched transom. The garage wing is partially clad in brick veneer and contains one large overhead door. Two gables break up the roof massing on the western slope. The rear and south elevations are not visible from the ROW.



Figure 8-117 16118 Bothell Way NE, view northeast



Figure 8-118 16118 Bothell Way NE, view southeast

Integrity

From its period of construction (1953), the building at 16118 Bothell Way NE retains integrity of location, setting and association, because it remains a single-family residence on its original site. It no longer retains integrity of design, materials, workmanship or feeling due to additions constructed circa 1975 and extensive alterations to its original massing, materials and fenestration.

Evaluation

The residence at 16118 Bothell Way NE was constructed in 1953 during a period of postwar growth but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building has been substantially altered and does not embody the distinctive characteristics of a particular historic-era type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and irretrievable loss of integrity, HRA recommends that the single-family residence at 16118 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16118 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.58 16124 Bothell Way NE

Built in 1952, according to the King County Assessor, the residence facing west at 16124 Bothell Way NE is a one-story, wood-framed house (King County Assessor 2020). Set back on the site, it is screened by a wood fence with stone pillars. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east, and much of the residence is oriented towards it. A paved circular drive is located along the front (west) side of the parcel, which leads to the entry and attached garage wing. The L-shaped house is one story in height above a daylight basement at the rear (east) side. The building is 2,200 square feet, sits on a poured-concrete foundation, is clad in a mix of clapboard and stone veneer, and is topped by a cross-gabled roof (see **Figure 8-119** (16124 Bothell Way NE, view northeast) and **Figure 8-120** (16124 Bothell Way NE, view southeast)). The facade features an off-center entry positioned at the juncture of the L-shaped wings. Two sliding-track, vinyl-framed windows flank the entry to the north. The south gable wing contains a large overhead door on the west face and a sliding-track, vinyl-framed window on the north side. The north elevation has a side door with a wood deck and two sliding-track windows. A brick chimney projects from the southeast end of the building. The rear (east) and south elevations are not visible from the ROW.



Figure 8-119 16124 Bothell Way NE, view northeast



Figure 8-120 16124 Bothell Way NE, view southeast

Integrity

From its period of construction (1952), the residence at 16124 Bothell Way NE retains integrity of location, setting and association, because it remains a single-family residence on its original site. The building's integrity of design, materials, workmanship and feeling have been diminished by the installation of vinyl-framed window replacements and alterations on the facade and at the entry, including an added circular drive.

Evaluation

The residence at 16124 Bothell Way NE was constructed in 1952 during a period of postwar development in Lake Forest Park, but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a raised Ranch house, one of the most common housing forms of the mid- to late-20th century. It retains some of the characteristics of the form, including low-pitched side-gabled roof, attached garage, mix of exterior siding and horizontal emphasis, but it is not a distinctive example of its particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16124 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16124 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.59 16130 Bothell Way NE

Built in 1952, according to the King County Assessor, the single-family residence facing west at 16130 Bothell Way NE is a one-story, wood-framed building (King County Assessor 2020). It is set back on the site and screened by a wood fence along three sides of the parcel. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east, and much of the residence is oriented towards it. A concrete driveway at the front (southwest) side leads to an attached carport (north). The L-shaped building is one story in height above a daylight basement along the rear (east) side (see **Figure 8-121** (16130 Bothell Way NE, view northeast) and **Figure 8-122** (16130 Bothell Way NE, view east)). It rests on a poured-concrete foundation, is clad in a mix of stone veneer and vertical wood siding, and is topped by a cross-hipped roof. The facade features an off-center entry that is sheltered by the hipped roof overhang, supported by a single post. A decorative screen is located in front of the entry door. An added front-gabled garage wing with an overhead door is located at the facade's south end, and an addition has been added to the facade's northeast corner. The side and rear (east) elevations are not visible from the ROW.



Figure 8-121 16130 Bothell Way NE, view northeast



Figure 8-122 16130 Bothell Way NE, view east

Integrity

From its period of construction (1952), the residence at 16130 Bothell Way NE retains integrity of location, setting and association, because it remains a single-family residence on its original site. The building's integrity of design, materials, workmanship and feeling have been diminished by a number of exterior alterations as well as large, incompatible additions to the south and east completed between 2001 and 2006 (King County Assessor 2020).

Evaluation

The residence at 16130 Bothell Way NE was built in 1952 during a period of postwar development of Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a raised Ranch house, featuring the low-pitched hipped roof and horizontal emphasis typical of the type, although it retains few other character-defining features from the historic period. This building is not a distinctive example of a type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16130 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16130 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.60 16210 39th Avenue NE

The single-family residence at 16210 39th Avenue NE is built into a slope and is a single story above a daylight basement and two-car garage (see **Figure 8-123** (16210 39th Avenue NE, view southeast) and **Figure 8-124** (16210 39th Avenue NE, view northeast)). According to the King County Assessor, the residence was constructed in 1953 and includes a total finished area of 2,140 square feet (King County Assessor 2020). The building sits on a poured-concrete foundation, and is clad in horizontal, lapped boards on the basement level and lapped vertical boards on the main floor. The building is topped by a flat roof covered in rolled roofing with eaves. A sloping drive with retaining wall leads to the below-grade garage topped by a plain wall surface with no fenestration. South of the garage, the primary entry is located at grade and approached by a concrete walk. The door is flanked by a full-height, stained glass window to the north. South of the entry is a multilight aluminum-framed window flanked by operable casements. Similar aluminum-framed windows are found on secondary elevations. The building's roof includes a shallow shed dormer with north-facing, wood-framed windows.



Figure 8-123 16210 39th Avenue NE, view southeast



Figure 8-124 16210 39th Avenue NE, view northeast

Integrity

From its period of construction (1953), the residence at 16210 39th Avenue NE appears to retain integrity of location, setting, design, materials, workmanship, feeling and association, because no alterations are evident.

Evaluation

The residence at 16210 39th Avenue NE was built in 1953 during a period of postwar development of Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a good example of the International style, featuring bare wall surfaces, ribbons of windows, and an asymmetrical plan built into the landscape and emphasizing views of the surrounding area. It retains its original massing, aluminum-framed window systems and surface treatments. The building is a distinctive example of its type, period and method of construction. Research did not reveal the name of the architect or whether the building is the work of a master. It does possess high artistic values and may represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). However, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on its level of significance and integrity, HRA recommends 16210 39th Avenue NE eligible for listing in the NRHP and WHR under Criterion C as an excellent, intact example of International architecture with a period of significance dating to its construction in 1953. Although surveyed from the ROW, HRA assumes the boundary of the eligible resource is the historically plotted and current tax lot.

The building at 16210 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.61 16136 Bothell Way NE

Built in 1953, according to the King County Assessor, the single-family dwelling at 16136 Bothell Way NE fronts west toward Bothell Way NE. (King County Assessor 2020). It is set back on the site and largely hidden by mature cedar trees and hedges along the west side and a gated entry at the southwest side (see **Figure 8-125** (16136 Bothell Way NE, view east) and **Figure 8-126** (16136 Bothell Way NE, view northeast (courtesy of the King County Assessor))). The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east, and much of the residence is oriented towards it. According to the tax assessor's records, the building is L-shaped in plan and is 2,950 square feet. The building is clad in board-and-batten siding and terminates in a cross-hipped roof sheathed in asphalt shingles. A lower, hipped roof garage wing is located at the northwest end of the house and contains an overhead door on the south face. The main entry is tucked between the juncture of the intersecting wings and is sheltered by the roof overhang.



Figure 8-125 16136 Bothell Way NE, view east



Figure 8-126 16136 Bothell Way NE, view northeast (courtesy of the King County Assessor)

Integrity

From its period of construction (1953), the residence at 16136 Bothell Way NE retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original site. Because of limited visibility, it was not possible to determine the extent of alterations. Based on County Assessor's photos and a review of aerial photographs, the building appears to have been altered by the addition of incompatible windows and the conversion of a carport to garage. It likely possesses diminished integrity of design, materials and workmanship.

Evaluation

The residence at 16136 Bothell Way NE was constructed in 1953 during a period of postwar development in Lake Forest Park, but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of a raised Ranch house with cross-hipped roof and L-shaped plan. This building is not a distinctive example of its type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16136 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16136 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.62 16218 39th Avenue NE

The rectangular, single-story Ranch house at 16218 39th Avenue NE was constructed in 1952, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-127** (16218 39th Avenue NE, view southeast) and **Figure 8-128** (16218 39th Avenue NE, view northeast)). Atop a finished basement, the building includes a total of 3,050 square feet of living space. It faces generally west toward 39th Avenue NE, with Bothell Way NE and Lake Washington to the rear (east). The building sits on a poured-concrete foundation, is clad in T1-11 siding and is topped by a hipped shake roof. The building is partially screened by mature foliage but includes a single-car garage on the north end, and vinyl-framed sliding and fixed windows that flank the central entry, which is recessed and approached by a shallow stair covered in red clay tiles. The building is partially screened by mature foliage, but aerial photos show that it includes an internal chimney and a full-width deck on the rear elevation, as well as a landscaped back yard.



Figure 8-127 16218 39th Avenue NE, view southeast



Figure 8-128 16218 39th Avenue NE, view northeast

Integrity

From its period of construction (1952), the residence at 16218 39th Avenue NE retains integrity of location, setting, feeling and association, because it remains on its original parcel and continues to serve as a residence. Replacement siding and windows have diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 16218 39th Avenue NE was built in 1952 during a period of postwar development of Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of the Ranch house plan with cross-hipped roof and few other character-defining features from the historic period. This building is not a distinctive example of its type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack

individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16218 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16218 39th Avenue NE is in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.63 16144 Bothell Way NE

Built in 1961, according to the King County Assessor, the residence fronting west at 16144 Bothell Way NE is a one-story house set back on the site (King County Assessor 2020). It is screened by a stucco wall and gated entry that leads to a paved driveway along the front (west) side (see **Figure 8-129** (16144 Bothell Way NE, view northeast) and **Figure 8-130** (16144 Bothell Way NE, view southeast)). The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east, and much of the residence is oriented towards it. The building is 4,680 square feet, sits on a poured-concrete foundation, is clad in stucco and terminates in a flat roof. A large stucco chimney is positioned near the midsection of the roof, along with a dramatic clerestory projection with a curved, standing-seam metal roof. The facade features a recessed entry near the midsection with double garage bays at the south end. The rear and side elevations are not visible from the ROW.



Figure 8-129 16144 Bothell Way NE, view northeast



Figure 8-130 16144 Bothell Way NE, view southeast

Integrity

From its period of construction (1961), the residence at 16144 Bothell Way NE retains integrity of location, because it remains on its original parcel. However, it no longer retains its integrity of design, materials, workmanship, setting, feeling or association due to extensive alterations when the house was renovated in 2004, which modified its original massing, materials and fenestration (King County Assessor 2020).

Evaluation

The residence at 16144 Bothell Way NE was constructed in 1961 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a greatly altered residence with few character-defining features from the historic period. This building is not a distinctive example of a particular type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and an irretrievable loss of integrity, HRA recommends that 16144 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16144 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.64 16226 39th Avenue NE

The single-story Ranch house at 16226 39th Avenue NE was constructed in 1953 and remodeled in 2009, according to the King County Assessor (King County Assessor 2020). The irregularly shaped building faces west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east) (see **Figure 8-131** (16226 39th Avenue NE, view southeast) and **Figure 8-132** (16226 39th Avenue NE, view northeast)). Above a full-sized daylight basement, the building includes 2,650 square feet of living space. The building sits on a poured-concrete foundation, is clad in fiber cement boards, and is topped by a cross-gabled roof covered in asphalt shingles. The building includes an attached garage on the south end and a gabled projection over the central entry. The house sits slightly below grade and is approached by a descending stair with wood rail. The entry door is flanked to the north by a half-height sidelight and topped by a wide transom. North and south of the entry are sliding vinyl-framed windows with decorative, inoperable shutters. The roof, with moderate eaves, includes shingles in the gables and multiple skylights on the north slope.



Figure 8-131 16226 39th Avenue NE, view southeast



Figure 8-132 16226 39th Avenue NE, view northeast

Integrity

From its period of construction (1953), the residence at 16226 39th Avenue NE retains integrity of location, setting, and association, because it remains on its original parcel and continues to serve as a residence. Alterations including a renovated entry, replacement siding, replacement windows, and added skylight have diminished its integrity of design, materials, feeling and workmanship.

Evaluation

The residence at 16226 39th Avenue NE was constructed in 1953 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a Ranch house, a ubiquitous residential type, with few character-defining features from the historic period. This building is not a distinctive example of its particular type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose

components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and an irretrievable loss of integrity, HRA recommends that 16226 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16226 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.65 16154 Bothell Way NE

Built in 1955, according to the King County Assessor, the single-family dwelling at 16154 Bothell Way NE fronts west toward Bothell Way NE (King County Assessor 2020). Set back on the site, it is screened by a tall wood fence and gated entry along the west side (see **Figure 8-133** (16154 Bothell Way NE, view northeast) through **Figure 8-136** (16154 Bothell Way NE, ca. 2011 (courtesy of Zillow.com))). The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east, and much of the residence is oriented towards it. All that is visible from the ROW is the hipped roof massing. According to the County Assessor's records, the building has a U-shaped plan, is 3,250 square feet, is clad in brick veneer and is topped by cross-hipped roofs sheathed in asphalt shingles. The house is one story in height above a daylight basement on the rear (east) side. The main entry is positioned on the main north-south wing and is sheltered by the roof overhang. The entry is framed by glass block sidelights. An attached garage is located at the south end of the facade.



Figure 8-133 16154 Bothell Way NE, view northeast



Figure 8-134 16154 Bothell Way NE, undated, view northwest (courtesy of the King County Assessor)



Figure 8-135 16154 Bothell Way NE, ca. 2011 (courtesy of the King County Assessor)



Figure 8-136 16154 Bothell Way NE, ca. 2011 (courtesy of Zillow.com)

Integrity

From its period of construction (1955), the residence at 16154 Bothell Way NE retains integrity of location, setting and association, because it remains a single-family residence on its original site. Based on limited visibility, it was not possible to determine the extent of alterations, although online photographs suggest it retained, as late as 2011, integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 16154 Bothell Way NE was built in 1955 during a period of postwar development of Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of a transitional raised Ranch house, featuring a U-shaped plan and horizontal emphasis, along with brick veneer and glass block. The building is a good example of its type, period and method of construction, although it is not known to be the work of a master and does not possess high artistic values. The building could contribute to a locally significant historic district of mid-20th century residential architecture, were such a district present (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Although the building at 16154 Bothell Way NE does not possess sufficient significance to be eligible for individual listing in the NRHP, HRA recommends that 16154 Bothell Way NE could contribute to a locally significant historic district under NRHP Criterion C as a representative example of a transitional raised Ranch house from the mid-20th century. HRA assumes the boundary of the potential district would conform to midcentury development patterns in Lake Forest Park.

The building at 16154 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.66 16234 39th Avenue NE

The single-story residence at 16234 39th Avenue NE was constructed in 1941 and enlarged circa 2005 with a small addition linked to a new attached garage (King County Assessor 2020). The building sits atop a daylight basement and includes a total of 1,900 square feet of living space (see **Figure 8-137** (16234 39th Avenue NE, view east) and **Figure 8-138** (16234 39th Avenue NE, view northeast)). The building faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). The building sits on a poured-concrete foundation, is clad in unpainted wood shingles, and is topped by an asphalt shingle, side-gabled roof with a projecting front-facing gable over the single-car garage on the south end. The building is partially screened by mature foliage, but aerial photographs show that the building includes partially hardscaped terraces and patios in the front and back yards. The building's facade features a secondary entry door added north of the attached garage, while the primary entry is centrally located on the facade and includes a wood door with eight lights flanked to the south by a full-height sidelight. A bay

window is found north of the entry. Additional windows are vinyl-framed one-over-one windows. An added skylight is located on the west facing slope of the roof.



Figure 8-137 16234 39th Avenue NE, view east



Figure 8-138 16234 39th Avenue NE, view northeast

Integrity

From its period of construction (1941), the residence at 16234 39th Avenue NE retains integrity of location, setting, feeling and association, because it remains on its original parcel and continues to serve as a residence. An addition, an added garage, an added skylight and replacement windows have diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 16234 39th Avenue NE was constructed in 1941 ahead of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of an early Ranch house and has the typical rectangular plan but few character-defining features from the historic period. This building is not a distinctive example of its

particular type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and an irretrievable loss of integrity, HRA recommends that 16234 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16234 39th Avenue NE is in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.67 16244 39th Avenue NE

The single-family residence at 16244 39th Avenue NE was constructed in 1949 and remodeled in 2013, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-139** (16244 39th Avenue NE, view southeast) and **Figure 8-140** (16244 39th Avenue NE, view northeast)). The building is irregular in plan, sits atop a daylight basement, and faces west toward 39th Avenue NE, with Bothell Way NE and Lake Washington to the rear (east). It includes a partial second story and full-sized basement for a total of 4,630 square feet. The building sits on a poured-concrete foundation, is clad in fiber cement boards, and is topped by an irregular roof with crossing and projecting gables and shed roofs covered in asphalt shingles. The building's facade features a much-altered recessed entry clad in brick with wood door and sidelights under a tall, multilight transom topped by a soaring shed-style awning. Visible windows and dormers on the facade include vinyl-framed sliding and fixed windows. The west-facing roofline includes an interior chimney near a projecting garage with an entry on the north elevation. Aerial photographs show that the rear elevation includes east-facing decks.



Figure 8-139 16244 39th Avenue NE, view southeast



Figure 8-14016244 39th Avenue NE, view northeast

Integrity

From its period of construction (1941), the residence at 16244 39th Avenue NE retains integrity of location, setting and association, because it remains on its original parcel and continues to serve as a residence. Replacement windows and siding; an added, altered entry; additional square footage; and added dormers have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 16244 39th Avenue NE was constructed in 1941 ahead of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of an early Ranch house with multiple alterations that have given the building a post-modern facade. Few character-defining features, apart from the early plan, which has been enlarged, appear to date from the historic period. This building is not a distinctive example of a particular type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and an irretrievable loss of integrity, HRA recommends that 16244 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16244 39th Avenue NE is in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.68 16242 Bothell Way NE

Built in 1952, according to the King County Assessor, the residence at 16242 Bothell Way NE is a one-story house fronting west toward Bothell Way NE and set back on a sloped site (King County Assessor 2020). A wood fence and large gate extend across the west side of the parcel, largely obscuring the house from view. A concrete driveway is located at the north end that leads to an incorporated garage bay (see **(Figure 8-141** (16242 Bothell Way NE, view east) through **Figure 8-144** (16242 Bothell Way NE, 1953, courtesy of the King County Assessor, view east)). The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east, and much of the residence is oriented towards it. The building is one story in height above a daylight basement on the rear (east) side. The rectangular building is 2,260 square feet, sits on a poured-concrete foundation, is clad in brick veneer and vertical wood siding, and is topped by a broad, hipped roof sheathed in clay tiles. The facade features an off-center entry that is sheltered by the roof overhang and flanked by glass-block picture windows on the north and south sides. The north end of the facade projects slightly to incorporate a garage bay with an overhead door. The north, south and rear elevations are not visible from the ROW.



Figure 8-141 16242 Bothell Way NE, view east



Figure 8-142 16242 Bothell Way NE, view northeast



Figure 8-143 16242 Bothell Way NE, courtesy of the King County Assessor, view southeast



Figure 8-144 16242 Bothell Way NE, 1953, courtesy of the King County Assessor, view east

Integrity

From its period of construction (1952), the residence at 16242 Bothell Way NE retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original site. Minimal alterations including reroofing have slightly diminished the building's integrity of design, materials and workmanship.

Evaluation

The residence at 16242 Bothell Way NE was constructed in 1952 during a period of postwar development in Lake Forest Park. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a transitional example of an early raised Ranch house, featuring a hipped roof, attached garage, and some decorative details of the era, including glass block. The building is not individually significant as a distinctive example of a particular type, period or method of construction. It is not the work of a master and does not possess high artistic values. The building could contribute to a locally significant historic district of mid-20th century residential architecture,

were such a district present (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

HRA recommends that 16154 Bothell Way NE does not possess sufficient significance and integrity to be eligible for individual listing in the NRHP or WHR under any criteria. However, it could contribute to a locally significant historic district under NRHP Criterion C as a representative example of a transitional Ranch house, were such a district present.

The building at 16242 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.69 16252 39th Avenue NE

The single-family Ranch style residence at 16252 39th Avenue NE was constructed in 1954, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-145** (16252 39th Avenue NE, view northeast) and **Figure 8-146** (16252 39th Avenue NE, view northeast)). It sits on a full-sized daylight basement and includes a total of 3,690 square feet of living space. The building has an L-shaped plan and faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). The building sits on a poured-concrete foundation, is clad in stone veneer and is topped by a cross-hipped shake roof. The building's facade includes a recessed entry with a door and large, full-height sidelight. Additional windows include two three-part, aluminum-framed windows north of the entry. The facade also includes stone planter boxes south of the entry. The secondary south elevation also includes aluminum windows in a combination of fixed and sliding, or casement types, but is sided with wood sheet atop lapped wood boards. It includes a secondary entry door with stair and wrought-iron railing. Aerial photos show that the front and back yards include hardscaped patios and terracing, and that the upper floor includes a partial wood balcony with stair.



Figure 8-145 16252 39th Avenue NE, view northeast



Figure 8-146 16252 39th Avenue NE, view northeast

Integrity

From its period of construction (1954), the residence at 16252 39th Avenue NE retains integrity of location, setting, feeling and association, because it remains on its original parcel and continues to serve as a residence. However, variations between the facade and secondary elevations suggest the building has been partially re-sided, which may diminish its integrity of design, materials and workmanship.

Evaluation

The residence at 16252 39th Avenue NE was constructed in 1954 during a period of postwar development in Lake Forest Park. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of the ubiquitous Ranch style residence with the typical rectangular plan and aluminum windows. It does not include other distinctive features of the type. The building is not significant as a distinctive example of a particular type, period or method of construction. It is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on lack of significance, HRA recommends that 16252 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16252 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.70 16248 Bothell Way NE

Built in 1958, according to the King County Assessor, the residence at 16248 Bothell Way NE fronting west toward Bothell Way NE is set back on a sloped site, with a wood fence along the west side (King County Assessor 2020). A concrete driveway is located at the north end of the parcel (see **Figure 8-147** (16248 Bothell Way NE, view southeast) and **Figure 8-148** (16248 Bothell Way NE, view southeast)). The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east, and much of the residence is oriented towards it. The building is one story in height above a daylight basement on the rear (west) side. The L-shaped building is 2,270 square feet, sits on a poured-concrete foundation, is clad in a mix of brick veneer and clapboard, and is topped by a cross-gabled roof. The entry is tucked into the L-shaped juncture and covered by the roof overhang. To the north of the entry are a fixed window and an incorporated garage bay with an overhead door. Two sliding-track, vinyl-framed windows are positioned on the south gable wing. There are no openings on the north elevation. A brick chimney projects from the building's southeast end. The rear and south elevations are not visible from the ROW.



Figure 8-147 16248 Bothell Way NE, view southeast



Figure 8-148 16248 Bothell Way NE, view southeast

Integrity

From its period of construction (1958), the residence at 16248 Bothell Way NE retains integrity of location, setting and association, because it remains a single-family residence on its original site. Alterations including window replacements have slightly diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 16248 Bothell Way NE was constructed in 1958 during a period of postwar development in Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with any associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a raised Ranch house, a common housing type with few character-defining features from the historic period apart from its massing. The building is not a distinctive example of a type, period or method of construction; is not the work of a master; does not possess high artistic values; does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16248 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16248 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.71 16266 39th Avenue NE

The single-family residence at 16266 39th Avenue NE, a transitional Ranch house, was constructed in 1941, according to the King County Assessor (King County Assessor 2020). The building, which is one story above a full-sized basement, includes a total of 2,370 square feet of living space (see **Figure 8-149** (16266 39th Avenue NE, view southeast) and **Figure 8-150** (16266 39th Avenue NE, view northeast)). It faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). The building sits on a poured-concrete foundation, is clad in running bond brick veneer with lapped boards in the gables, and is topped by a hipped roof with gabled projections covered in red clay tiles. The building's irregular plan includes a wide facade with off-center entry including a single door flanked by multilight, glass block sidelights. An additional fixed window is wood framed and has divided lights. At the south end of the facade are a recessed secondary entry with a door from the main house to a covered stoop and an additional door from the stoop to the projecting garage. On the northern projection is a single wood-framed window divided horizontally, a feature typically found, along with minimal eaves, on Minimal Traditional houses and World War II Era cottages of the 1940s. Arched vents are found under the gables. The building includes an internal chimney. Aerial photos show a partial patio on the rear.



Figure 8-149 16266 39th Avenue NE, view southeast



Figure 8-150 16266 39th Avenue NE, view northeast

Integrity

From its period of construction (1941), the residence at 16266 39th Avenue NE retains integrity of location, setting, design, materials, workmanship, feeling and association, because it appears relatively unaltered.

Evaluation

The residence at 16266 39th Avenue NE was constructed in 1941, ahead of a period of postwar development in Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with any associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is vernacular in style, with some elements of the transitional Ranch house as evident in its plan, along with other elements of the Minimal Traditional and World War II Era Cottages popular during the 1940s, including its horizontally divided window and lack of eaves, and elements of additional revivals, evident in its hipped, clay tile roof and arched vents. The building is not a distinctive example of any particular type, period or method of

construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance, HRA recommends that 16266 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16266 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.72 16252 Bothell Way NE

Built in 1948, according to the King County Assessor, the single-family residence fronting west at 16252 Bothell Way NE is a one-story, wood-framed house (King County Assessor 2020). It is set back on a sloped site, with a wood fence and mature cedars along the west side. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east, and much of the residence is oriented towards it. The building is one story in height with a daylight basement on the rear (east) side. The L-shaped building is 2,320 square feet, sits on a poured-concrete foundation, is clad in brick veneer, and is topped by a steep-pitched, cross-hipped roof (see **Figure 8-151** (16252 Bothell Way NE, view northeast) and **Figure 8-152** (16252 Bothell Way NE, view east)). The west-facing facade features an off-center entry framed by a single sidelight. A sliding-track window flanks the entry on the north side. A hipped-roof wing is located at the south end. It contains a brick-infilled garage opening on the west end. An interior brick chimney projects from the main north-south roof ridgeline. The south elevation has two sliding-track windows with a smaller fixed window in between. The north and rear elevations are not visible from the ROW.



Figure 8-151 16252 Bothell Way NE, view northeast



Figure 8-152 16252 Bothell Way NE, view east

Integrity

From its period of construction (1948), the residence at 16252 Bothell Way NE retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original site. The building's integrity of design, materials and workmanship have been diminished by alterations to the window materials and converted garage.

Evaluation

The residence at 16252 Bothell Way NE was built in 1948 during a period of postwar development of Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an early (or Transitional) Ranch house, characterized by its horizontal volume and low-pitched, cross-hipped roof, and no longer has its original garage. The building is not a distinctive example of a type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16252 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16252 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.73 16274 39th Avenue NE

The single-story residence at 16274 39th Avenue NE was constructed in 1939, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-153** (16274 39th Avenue NE, view southeast) and **Figure 8-154** (16274 39th Avenue NE, view east)). The building includes a partial daylight basement and has 1,650 square feet of living space. The C-shaped building faces

generally west toward 39th Avenue NE, with Bothell Way NE and Lake Washington located to the rear (east). It sits on a poured-concrete foundation, is clad in bands of horizontal boards topped by vertical boards and with additional horizontal boards in the gables. The building is topped by a hipped roof with gabled projections covered in asphalt shingles. The building's facade features an off-center, recessed entry with a clay tile stoop and a door flanked north and south by glass block sidelights. Two visible windows on the facade include operable, two-over-two, wood-framed windows with horizontally divided sashes—a window type common to the era. These examples include decorative inoperable shutters. Projecting gables include rectangular vents. The house includes an internal chimney. Secondary elevations are minimally visible, but aerial photos show that the house includes a partial patio to the rear. It is nearly identical in plan to its neighbor to the west (16266 39th Avenue NE).



Figure 8-153 16274 39th Avenue NE, view southeast



Figure 8-154 16274 39th Avenue NE, view east

Integrity

From its period of construction (1939), the residence at 16274 39th Avenue NE retains integrity of location, setting, design, materials, workmanship, feeling and association, because it remains relatively unaltered.

Evaluation

The residence at 16274 39th Avenue NE was constructed in 1939, ahead of a period of postwar development in Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with any associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is vernacular in style, with some elements of the transitional Ranch house evident in its plan, along with other elements of the Minimal Traditional, Garrison and Regency Revivals, and World War II Era Cottages popular during the 1940s, including its horizontally divided windows, mix of materials on the facade, hipped roof and lack of eaves. The building is not a distinctive example of any particular type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance, HRA recommends that 16274 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16274 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.74 16260 Bothell Way NE

Built in 1958, according to the King County Assessor, the residence at 16260 Bothell Way NE is a one-story, wood-framed house fronting west on Bothell Way NE (King County Assessor 2020). It is set back on a sloped site, with a tall wood fence and hedges along the west side. Mature trees screen the building along the north and east sides. A concrete driveway at the north end leads to an attached garage bay (see **Figure 8-155** (16260 Bothell Way NE, view southeast) and **Figure 8-156** (16260 Bothell Way NE, view northeast)). The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east, and much of the residence is oriented towards it. It is one story in height with a daylight basement on the rear (east) side. The building is L-shaped in plan, consisting of the main north-south wing and an attached, intersecting gable garage wing. It is 2,820 square feet, sits on a poured-concrete foundation, is clad in clapboards and is topped by a cross-gabled roof clad in asphalt shingles. The entry is tucked into the L-shaped juncture of the two wings and is sheltered by the roof overhang. Two sliding-track, vinyl-framed windows flank the entry on the south side. The north side has an attached front-gabled garage wing with a large overhead door. The north elevation has a door and newer vinyl-framed windows at the basement and first-floor levels. A stone veneer chimney is positioned on the main roof ridgeline. The south and rear elevations are not visible from the ROW.



Figure 8-155 16260 Bothell Way NE, view southeast



Figure 8-156 16260 Bothell Way NE, view northeast

Integrity

From its period of construction (1958), the residence at 16260 Bothell Way NE retains integrity of location, setting and association, because it remains a single-family residence on its original site. The building's integrity of design, materials, workmanship and feeling are diminished by alterations including window replacement and alterations to fenestration, as well as an enclosed carport.

Evaluation

The residence at 16260 Bothell Way NE was constructed in 1958 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a raised Ranch house, characterized by its massing and horizontal emphasis. Alterations have removed or altered significant historic-period features, and the building is not a distinctive example of a type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16260 Bothell Way NE is not eligible for individual listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16260 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.75 16276 39th Avenue NE

The single-story residence at 16276 39th Avenue NE was constructed in 1949, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-157** (16276 39th Avenue NE, view southeast) and **Figure 8-158** (16276 39th Avenue NE, view northeast)). It sits atop a partially finished basement for a total of 1,400 square feet of living space. The generally rectangular building faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). The building sits on a poured-concrete foundation, is clad in Roman brick and is topped by a hipped roof covered in asphalt shingles. The building's primary entry is recessed on the building's south corner and partially obscured by mature foliage. A small recessed stoop is covered in red clay tiles. Visible windows are vinyl sliders. On the north end, the garage projection includes a secondary entry door and a small brick planter box. The building includes a large internal chimney. Aerial photos show that the building includes a small balcony with exterior stair on the rear.



Figure 8-157 16276 39th Avenue NE, view southeast



Figure 8-158 16276 39th Avenue NE, view northeast**Integrity**

From its period of construction (1949), the residence at 16276 39th Avenue NE retains integrity of location, setting, feeling and association, because it remains on its original parcel and continues to serve as a residence. Alterations including replacement doors and replacement windows have diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 16276 39th Avenue NE was constructed in 1949 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a transitional Ranch house, characterized by its massing, but includes few other character-defining features from the historic period apart from its cladding. The building is not a distinctive example of its particular type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16276 39th Avenue NE is not eligible for individual listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16276 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.76 16280 Bothell Way NE

Built in 1950, according to the King County Assessor, the single-family dwelling at 16280 Bothell Way NE is a one-story house set back on a sloped site and surrounded by mature trees (King County Assessor 2020). A sloped, concrete driveway leads to an attached basement garage at the south end of the building. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east, and much of the residence is oriented towards it. The U-shaped building is one story in height above a daylight basement on the rear (east) side. The building is 2,520 square feet, sits on a poured-concrete foundation, is clad in clapboards and vertical wood siding, and is topped by a cross-hipped roof clad in asphalt shingles (see **Figure 8-159** (16280 Bothell Way NE, view northeast) and **Figure 8-160** (16280 Bothell Way NE, view southeast)). An entry is tucked into the juncture between main north-south portion and north wing. Narrow, horizontal and vertical fixed windows flank the entry on the south side. Both gable wings contain sliding-track, vinyl-framed corner windows. The north, south and rear elevations are not visible from the ROW.



Figure 8-159 16280 Bothell Way NE, view northeast



Figure 8-160 16280 Bothell Way NE, view southeast

Integrity

From its period of construction (1950), the residence at 16280 Bothell Way NE retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original site. The building's integrity of design, materials and workmanship have been diminished by prominent window replacements.

Evaluation

The residence at 16280 Bothell Way NE was constructed in 1950 during a period of postwar development of Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an early (or Transitional) Ranch house, characterized by its horizontal volume, U-shaped configuration, and low-pitched, gable roof. Alterations have removed historic fabric, and the building is not a distinctive example of a type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16280 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.77 16280 39th Avenue NE

The single-story residence at 16280 39th Avenue NE was constructed in 1950, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-161** (16280 39th Avenue NE, view southeast) and **Figure 8-162** (16280 39th Avenue NE, view northeast)). The generally rectangular building includes a partial basement for a total of 1,700 square feet of living space. The building faces generally west toward 39th Avenue NE, with Bothell Way NE and Lake Washington to the rear. The building sits on a poured-concrete foundation, is clad in Roman brick and is topped by a hipped roof covered in asphalt shingles. The building includes a two-car garage on the north end, and its central entry is recessed and accessed by a shallow stair with wrought iron railing. Visible windows located north and south of the entry and on secondary elevations are vinyl-framed sliding windows. The building includes an exterior chimney on its south elevation. Aerials photos show that the building includes small balcony with exterior stair off the southeast corner.



Figure 8-161 16280 39th Avenue NE, view southeast



Figure 8-16216280 39th Avenue NE, view northeast

Integrity

From its period of construction (1950), the residence at 16280 39th Avenue NE retains integrity of location, setting, feeling and association, because it remains on its original parcel and continues to serve as a residence. Alterations including window replacement have diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 16280 39th Avenue NE was constructed in 1950 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a transitional Ranch house, characterized by its massing, but includes few other character-defining features from the historic period apart from its cladding. The building is not a distinctive example of its particular type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16280 39th Avenue NE is not eligible for individual listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16280 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.78 4005 NE 165th Street

Built in 1954, according to the King County Assessor, the residence facing northeast at 4005 NE 165th Street is a one-story house on a sloped corner parcel (King County Assessor 2020) (see **Figure 8-163** (4005 NE 165th Street, view southeast) and **Figure 8-164** (4005 NE 165th Street, view southwest)). A tall hedge along the north and west screens the house from Bothell Way. Lake Washington and the Burke-Gilman Trail are located to the east. The 1,400-square-foot building is rectangular in plan, with a slightly projecting central gable. The building rests on a poured-concrete foundation, is clad in brick veneer and vertical wood siding, and is topped by a cross-gabled roof. The facade features a front-facing gable supported by a single column at the recessed, central entry. Fenestration includes paired, vinyl-framed windows (recessed entry), a corner picture window (northeast) and smaller sliding-track windows (west). An attached garage is located at the east side, set back from the primary facade. The garage has a paneled overhead door and terminates in a telescoped side-gabled roof. An interior brick chimney is positioned on the main roof ridgeline. The east elevation has a pair of windows centered on the facade. The rear and west elevations are not visible from the ROW.



Figure 8-163 4005 NE 165th Street, view southeast



Figure 8-164 4005 NE 165th Street, view southwest

Integrity

From its period of construction (1954), the residence at 4005 NE 165th Street retains integrity of location, setting and association, because it remains a single-family residence on its original parcel in the Sheridan Beach neighborhood. The building's integrity of design, materials, workmanship and feeling have been diminished by alterations to the entry and window replacements.

Evaluation

The residence at 4005 NE 165th Street was built in 1954 during a period of mid-20th century development in the Sheridan Beach neighborhood but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Ranch home, characterized by its broad horizontal plan, shallow roof, recessed entry and horizontal emphasis. This example has been altered and lacks original windows and original entry details. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends 4005 NE 165th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 4005 NE 165th Street is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.79 16294 39th Avenue NE

The single-story residence at 16294 39th Avenue NE was constructed in 1947, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-165** (16294 39th Avenue NE, view east) and **Figure 8-166** (16294 39th Avenue NE, view southeast)). The building faces generally west toward 39th Avenue NE, and the intersection with NE 165th Street is to the north. To the rear of the residence is Bothell Way NE and Lake Washington. The building is H-shaped in plan and sits atop a partial basement for a total of 1,789 square feet. The building is constructed on a poured-concrete foundation; is clad in painted, running-bond brick; and is topped by a shallow cross-hipped roof with no eaves and covered in asphalt shingles. The building's facade includes a recessed central mass between the projecting garage on the north and a second, shallower projection on the south. A sun screen is located above the courtyard between the two projections, and the building's main entry is located on the garage wing under the sun screen. Visible windows include vinyl-framed replacements on the facade and secondary elevations, along with a single glass-block window on the garage projection and a picture window on the central mass. Aerial photos show that a terrace or deck is located between two projections on the rear.



Figure 8-165 16294 39th Avenue NE, view east



Figure 8-166 16294 39th Avenue NE, view southeast

Integrity

From its period of construction (1947), the residence at 16294 39th Avenue NE retains integrity of location, setting, feeling and association, because it remains on its original parcel and continues to serve as a residence. Window replacement has diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 16294 39th Avenue NE was built in 1947 during a period of mid-20th century development in the Sheridan Beach neighborhood but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is vernacular in style, with some elements of the transitional Ranch house, as evident in its wide facade and picture window, along with other elements of the Minimal Traditional, Garrison or Regency Revivals evident in its lack of eaves and shallow hipped roof. The building is not a distinctive example of any particular type, period or

method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends 16294 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16294 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.80 16502 39th Avenue NE

Built in 1953, according to the King County Assessor, the residence at 16502 39th Avenue NE is a one-story house facing west toward 39th Avenue NE, at the northeast corner of NE 165th Street and 39th Avenue (King County Assessor 2020) (see **Figure 8-167** (16502 39th Avenue NE, view northeast) and **Figure 8-168** (16502 39th Avenue NE, view southeast)). Lake Washington and the Burke-Gilman Trail are located to the east. The 1,560-square-foot building occupies a U-shape footprint with flanking hip-on-gable wings. It sits on a poured-concrete foundation, is clad in clapboards and vertical wood siding, and is topped by a cross-gabled roof sheathed in wood shingles. The facade features an off-center entry on the main block, near the juncture with the south wing. To the north of the entry is a vinyl-framed picture window and bay window. A sliding-track, vinyl-framed window is centered on the south gable wing. The windows are framed by louvered shutters. Both wings feature diagonal wood siding on the front-facing gables. The north garage wing has a paneled metal overhead door on the west face. The side and rear elevations are not visible from the ROW. The rear (east) yard is enclosed by a wood fence and screened by mature trees and shrubs.



Figure 8-167 16502 39th Avenue NE, view northeast



Figure 8-168 16502 39th Avenue NE, view southeast

Integrity

From its period of construction (1953), the residence at 16502 39th Avenue NE retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original parcel in the Sheridan Beach Terrace neighborhood. Alterations including vinyl-framed window replacements have diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 16502 39th Avenue NE dates to 1953, during a period of residential development in the Sheridan Beach Terrace neighborhood. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a relatively intact example of a Ranch home, the building is characterized by its low-slung massing, single-story height, U-shaped configuration and mix of exterior siding. This building is a modest example of a common suburban form and is not a distinctive example of a type, period or method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 16502 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16502 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.81 16516 Bothell Way NE

Built in 1952, according to the King County Assessor, the single-family residence at 16516 Bothell Way NE is a one-story house fronting west toward Bothell Way NE (King County Assessor 2020). The house is set back on the site, with a driveway at the north end and a fence enclosing the front

yard. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. The Burke-Gilman Trail and Lake Washington are located to the east. The rectangular building is 1,260 square feet, sits on a poured concrete foundation, is clad in clapboards and is topped by a side-gabled roof (see **Figure 8-169** (16516 Bothell Way NE, view northeast) and **Figure 8-170** (16516 Bothell Way NE, view southeast)). The facade features a recessed entry positioned near the midsection, flanked by two vinyl-framed picture windows at the north side and two smaller sliding track, vinyl-framed windows to the south. The windows are framed with aluminum shutters. A brick chimney is located on the main roof ridgeline. There are no openings at the north elevation. The south and rear elevations are not visible from the ROW.



Figure 8-169 16516 Bothell Way NE, view northeast



Figure 8-170 16516 Bothell Way NE, view southeast

Integrity

From its period of construction (1952), the residence at 16516 Bothell Way NE retains integrity of location, setting and association, because it remains a single-family residence on its original site. The building's integrity of design, materials, workmanship and feeling have been diminished by window replacement and a garage conversion.

Evaluation

The residence at 16516 Bothell Way NE was constructed in 1952 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an early (or Transitional) Ranch house, characterized by its

horizontal volume and low-pitched gable roof. Alterations have obscured the building's historic character, and the building is not a distinctive example of a type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 16516 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16516 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.82 16524 Bothell Way NE

Built in 1952, according to the King County Assessor, the building at 16524 Bothell Way NE is a one-story house fronting west toward Bothell Way NE (King County Assessor 2020). The house is set back on the site, with a driveway at the north end and a mature hedge along the west side of the building (see **Figure 8-171** (16524 Bothell Way NE, view east) and **Figure 8-172** (16524 Bothell Way NE, view southeast)). The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. The Burke-Gilman Trail and Lake Washington are located to the east. The rectangular building is 1,260 square feet, sits on a poured-concrete foundation, is clad in clapboards and brick veneer (recessed midsection), and is topped by an asphalt-sheathed, side-gabled roof. The facade features an off-center entry, flanked by a six-light picture window to the north and two sliding track windows to the south. A large picture window is located at the facade's north end at the location of a former garage. Aluminum louvered shutters frame some of the windows. A brick chimney projects from the roof ridgeline. There are no openings at the north elevation. The south and rear elevations are not visible from the ROW.



Figure 8-171 16524 Bothell Way NE, view east



Figure 8-17216524 Bothell Way NE, view southeast

Integrity

From its period of construction (1952), the residence at 16524 Bothell Way NE retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original site. The building's integrity of design, materials and workmanship have been diminished by alterations, including window replacements and an enclosed garage conversion.

Evaluation

The residence at 16524 Bothell Way NE was constructed in 1952 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an early (or Transitional) Ranch house, characterized by its horizontal volume, rectangular plan, recessed entry and low-pitched roof. Alterations have obscured its historic character, and the residence is not a distinctive example of its particular type, period or method of construction; is not the work of a master; does not possess high artistic value; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 16524 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16524 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.83 16530 Bothell Way NE

Built in 1952, according to the King County Assessor, the single-family dwelling fronting west at 16530 Bothell Way NE is set back on the site, with a wood fence enclosing the parcel along the west side and a driveway at the north end (King County Assessor 2020) (see **Figure 8-173** (16530 Bothell Way NE, view northeast) and **Figure 8-174** (16530 Bothell Way NE, view southeast)). The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. The Burke-Gilman Trail and Lake Washington are located to the east. The one-story building is L-shaped in plan. It is 1,570 square feet, sits on a poured-concrete foundation, is clad in clapboards and wood shingles (garage gable), and is topped by a cross-gabled roof sheathed in asphalt shingles. The facade features a recessed, slightly off-center entry that is sheltered by the roof overhang. Flanking the entry is a picture window (north) and sliding-track window (south). A one-story, front-gabled garage wing extends from the north end of the facade. A brick chimney projects from the main roof ridge. The north elevation has a side door at the garage and a single vinyl-framed, sliding-track window on the main gable face. There are no openings at the south gable elevation. The rear elevation is not visible from the ROW.



Figure 8-173 16530 Bothell Way NE, view northeast



Figure 8-174 16530 Bothell Way NE, view southeast

Integrity

From its period of construction (1952), the residence at 16530 Bothell Way NE retains integrity of location, setting and association, because it remains a single-family residence on its original site. Alterations including window replacements, recladding and a garage wing addition constructed in 2006 have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 16530 Bothell Way NE was constructed in 1952, a period of postwar development, but does not appear, based on a review of historic maps and local histories, to be associated with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest postwar residence, characterized by its one-story, horizontal volume and low-pitched gable roof. King County Assessor's records indicate that the building was remodeled in 2006 and the garage addition added. This residence is modest in plan and has few distinctive historic-period features apart from its massing. It is not a distinctive example of a type, period or method of construction; is not the work of a master; does not possess high artistic value; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 16530 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16530 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.84 16536 Bothell Way NE

Built in 1962, according to the King County Assessor, the single-family dwelling at 16536 Bothell Way NE is a one-story, wood-framed house facing west toward Bothell Way NE (King County Assessor 2020). It is set back on the site with a gravel driveway at the south end that leads to an attached garage at the rear (northeast) side (see **Figure 8-175** (16536 Bothell Way NE, view northeast) and **Figure 8-176** (16536 Bothell Way NE, view southeast)). The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. The Burke-Gilman Trail and Lake Washington are located to the east. The L-shaped building is 1,470 square feet, sits on a poured-concrete foundation, is clad in clapboards and T1-11 siding, and is topped by a front-gabled roof. An entry is positioned off-center on the main west-facing facade and is flanked by a picture window to the north and a vinyl-framed, sliding-track window to the south. Another large picture window is located at the facade's south end, with a smaller sliding-track window in between. The shallow-pitched gable features a generous overhang with exposed wood beams. The south elevation has a sliding-track window and a fixed window. An exterior brick chimney is centered on the north elevation. The rear (east) elevation is not visible from the ROW. The County Assessor's record indicates that a flat-roofed, one-bay garage is attached at the rear of the house.



Figure 8-175 16536 Bothell Way NE, view northeast



Figure 8-176 16536 Bothell Way NE, view southeast

Integrity

From its period of construction (1962), the residence at 16536 Bothell Way NE retains integrity of location, setting and association, because it remains a single-family residence on its original site. The building's integrity of design, materials, workmanship and feeling are diminished by some window and siding replacements and alterations to fenestration patterns.

Evaluation

The residence at 16536 Bothell Way NE was constructed in 1962 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Contemporary Ranch house, featuring a low-slung gable roof and wide roof overhang with exposed beams. However, the building lacks the expanses of glass typical of the type. This residence is not a distinctive example of its type, period or method of construction; is not the work of a master; does not possess high artistic value; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 16536 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16536 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.85 16540 Bothell Way NE

Built in 1946, according to the King County Assessor, the Colonial Revival (with some features of the Garrison Revival) residence fronting west at 16540 Bothell Way NE is a 1.5-story, wood-framed building set back on the lot, with a tall hedge and circular drive along the building's west side (King County Assessor 2020) (see **Figure 8-177** (16540 Bothell Way NE, view northeast) and **Figure 8-178** (16540 Bothell Way NE, view southeast)). The driveway leads to a detached garage (south) and the main entry on the west facade. The building is sited at the west edge of the Sheridan Beach neighborhood, which is characterized by its postwar residential development. Lake Washington and the Burke-Gilman Trail are located to the east. The rectangular building is 3,060 square feet, sits on a poured-concrete foundation, is clad in a combination of brick veneer (first floor) and wood clapboard (second floor), and is topped by a medium-pitch side-gabled roof. The asymmetrical facade features a centrally located recessed entryway. Fenestration includes multilight double-hung windows and a 12-light window on the facade. Some of the windows are framed by decorative, louvered shutters. The second floor has a large, gabled dormer at the midsection and a smaller dormer at the north end. A single, double-hung window is centered in each dormer. The north elevation has a central exterior brick chimney, while the south elevation has an internal brick chimney on the ridge. A detached two-bay garage is located at the southwest side of the parcel. It has two overhead doors and terminates in a front-gabled roof sheathed in asphalt shingles. The building's rear (east) elevation is not visible from the ROW.



Figure 8-177 16540 Bothell Way NE, view northeast



Figure 8-178 16540 Bothell Way NE, view southeast

Integrity

From its period of construction (1946), the residence at 16540 Bothell Way NE retains integrity of integrity of location, setting and association, because it remains a single-family residence on its original site and surrounded by postwar-era residential neighborhood development. Alterations, including an addition on the facade constructed circa 1960, have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 16540 Bothell Way NE was constructed in 1946 during a period of postwar development but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). Based on the architectural character of the building's north end, as well as its age, the building may have been constructed as a Colonial Revival or Garrison Revival residence that now includes an incompatible addition on the facade, including a projection with entry and front-facing gable in the place of a former dormer, as indicated by changes in the roofline and the building's atypically large square footage (McAlester 2018). These building alterations and additions have obscured its historic-period character. It no longer represents a distinctive example of its type, period or method of construction. It is not known to be the work of a master and does not possess high artistic value. It does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on diminished integrity, HRA recommends that the Colonial Revival residence at 16540 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16540 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.86 16706 39th Avenue NE

The single-story Minimal Traditional or early Ranch house at 16706 39th Avenue NE was constructed in 1948, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-179** (16706 39th Avenue NE, view east) and **Figure 8-180** (16706 39th Avenue NE, view southeast)). The building faces generally west toward 39th Avenue NE, with Bothell Way NE and Lake Washington to the rear. The building includes a full-sized daylight basement for a total of 2,510 square feet. It does not appear to include an attached or detached garage, but a parking pad has been added north of the building at basement level. The building sits on a concrete-block foundation, is clad in fiber cement boards on secondary elevations, and has a veneer of stone on the facade. The building is topped by a side-gabled standing-seam metal roof. The building's facade faces a concrete porch. It includes a recessed off-center entry under a projecting gable with two shallow stairs. South of the entry is a vinyl-framed sliding window and a secondary entry door. To the north is a one-over-one, metal-framed window. The secondary north elevation includes a combination of wood-framed windows and metal, one-over-one windows.



Figure 8-179 16706 39th Avenue NE, view east



Figure 8-180 16706 39th Avenue NE, view southeast

Integrity

From its period of construction (1948), the residence at 16706 39th Avenue NE retains integrity of location, setting and association, because it remains on its original foundation and continues to serve as a residence. The building does not retain integrity of design, materials, workmanship or feeling because of window, siding and roof replacement.

Evaluation

The residence at 16706 39th Avenue NE was constructed in 1948 during a period of postwar development but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a much-altered example of a Minimal Traditional or early Ranch residence, as evident in its pedimented entry and rectangular massing, although alterations have greatly obscured its historic-period character. It no longer represents a distinctive example of its type, period or method of construction. It is not known to be the work of a master and does not possess high artistic value. It does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and irretrievable loss of integrity, HRA recommends that the residence at 16706 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16706 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.87 16710 39th Avenue NE

The L-shaped, single-story early Ranch house at 16710 39th Avenue NE was constructed in 1951, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-181** (16710 39th Avenue NE, view southeast) and **Figure 8-182** (16710 39th Avenue NE, view northeast)). The building faces generally west toward 39th Avenue NE, with Bothell Way NE and Lake Washington to the rear (east). The building includes a partially finished daylight basement for a total of 1,880 square feet. It sits on a poured-concrete foundation, is clad in Roman brick, and is topped by a cross-hipped roof covered in asphalt shingles. The building's projecting wing includes two vinyl-framed sliding windows with decorative, inoperable shutters. The building's entry door faces north toward a shallow stair on the north wall of the projecting wing. It is flanked by a narrow sidelight of glass block. Additional windows on the facade are vinyl-framed sliding windows. The building includes an internal chimney near the garage on the north end and an additional internal chimney on the hipped projection.



Figure 8-181 16710 39th Avenue NE, view southeast



Figure 8-182 16710 39th Avenue NE, view northeast

Integrity

From its period of construction (1951), the residence at 16710 39th Avenue NE retains integrity of location, setting, feeling and association, because it remains on its original parcel and continues to serve as a residence. Window replacement has diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 16710 39th Avenue NE was constructed in 1951 during a period of postwar development but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an early Ranch residence, as indicated by its massing, although window replacement has removed historic-period, character-defining features. It does not represent a distinctive example of its type period, or method of construction. It is not known to be the work of a master and does not possess high artistic value. It does not represent a significant and

distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity loss, HRA recommends that the residence at 16710 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16710 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.88 16555 41st Avenue NE

Built in 1946, according to the King County Assessor, the single-family dwelling at 16555 41st Avenue NE is a one-story house facing southeast toward views of Lake Washington (King County Assessor 2020). It is located on a hill between Bothell Way NE to the west (rear) and 41st Avenue NE to the east. The building is located in the Sheridan Heights neighborhood, which is characterized by its postwar residential development. The building has an L-shaped footprint, is 2,090 square feet, sits on a poured-concrete foundation, is clad in wide clapboards, and is topped by a broad hipped roof sheathed in asphalt shingles (see **Figure 8-183** (16555 41st Avenue NE, view northwest) and **Figure 8-184** (16555 41st Avenue NE, view east)). Garage access is located off Bothell Way NE, while winding concrete steps lead from 41st Avenue NE to the facade with an entry porch and cantilevered wood deck on the southeast-facing elevation. The entry is not visible from the ROW, but the east elevation includes a central bay window flanked by corner picture windows. Windows are a combination of fixed and one-over-one, vinyl-framed windows. The building's side and rear elevations are minimally visible from the ROW.



Figure 8-183 16555 41st Avenue NE, view northwest



Figure 8-184 16555 41st Avenue NE, view east

Integrity

From its period of construction (1946), the residence at 16555 41st Avenue NE retains integrity of location, setting and association, because it remains a single-family residence on its original parcel. The building's integrity of design, materials, workmanship and feeling have been diminished by window replacements and an addition constructed circa 1985.

Evaluation

The residence at 16555 41st Avenue NE was constructed in 1946 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is modest in plan, designed to take in views of the lake, but otherwise is vernacular in style. The building appears to have been extensively remodeled, with new bay windows, newer vinyl-framed windows, a gable-roofed wing and a cantilevered wood deck facing east. The building is not a distinctive example of a type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 16555 41st Avenue NE is not eligible for listing in the NRHP or WHR under any criteria of significance (Criteria A through D).

The building at 16555 41st Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.89 16703 41st Avenue NE

Built in 1949, according to the King County Assessor, the single-family residence at 16703 41st Avenue NE is a one-story house facing southeast toward views of Lake Washington (King County Assessor 2020). It is located on a hill between Bothell Way NE to the west (rear) and 41st Avenue NE to the east. The residence is located in the Sheridan Heights neighborhood, which is characterized by its postwar residential development. The landscaped front yard faces east, and there is a set of concrete steps with metal railing at the south end leading to a raised deck and entry off the east elevation. The building is L-shaped in plan with a daylight basement on the primary facade (see **Figure 8-185** (16703 41st Avenue NE, view southwest) and **Figure 8-186** (16703 41st Avenue NE, view northwest)). The building is 2,490 square feet; sits on a poured-concrete foundation; is clad in a combination of Roman brick, stucco and vertical wood siding; and is topped by a cross-gabled roof sheathed in asphalt shingles. The southeast-facing facade features large picture and corner windows on the upper and lower levels, and a wood deck with a metal railing. A lower hipped-roof wing is located at the northeast end of the facade. The entry is positioned at the juncture where the two wings meet. Fenestration includes newer vinyl-framed windows. A large exterior brick chimney is centered on the southwest elevation. The north elevation contains a mix of picture, sliding-track and fixed windows on the upper and lower levels. The rear elevation, which faces toward Bothell Way NE, has a driveway that leads to a flat roof garage and detached shed roof carport.



Figure 8-185 16703 41st Avenue NE, view southwest



Figure 8-186 16703 41st Avenue NE, view northwest

Integrity

From its period of construction (1949), the residence at 16703 41st Avenue NE retains integrity of location, setting and association, because it remains a single-family residence on its original parcel. The building's integrity of design, materials, workmanship and feeling have been diminished by window replacements, recladding and changes to the decking.

Evaluation

The residence at 16703 41st Avenue NE was constructed in 1949 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest raised Ranch house with some character-defining features of the type, including a horizontal emphasis and low-pitched roof massing. The building appears to have been extensively remodeled with replacement windows, replacement railings and recladding. The building is not a distinctive example of any particular type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 16703 41st Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16703 41st Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.90 16722 39th Avenue NE

The rectangular, single-story residence at 16722 39th Avenue NE was constructed in 1952, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-187** (16722 39th Avenue NE, view northeast) and **Figure 8-188** (16722 39th Avenue NE, view southeast)). The building faces generally west toward 39th Avenue NE, with Bothell Way NE and Lake Washington to the rear (east). With an attached garage and unfinished basement, the building includes 1,740 square feet. The building sits on a poured-concrete foundation, is clad in a skirt of Roman brick topped by decorative wood sheet, and includes a cross-hipped roof covered in clay tiles. The building's facade is screened by privacy fencing but includes an off-center entry flanked by brick flower boxes and aluminum-framed windows with a combination of awning, fixed and casement examples. The building's projecting garage includes a secondary entry door.



Figure 8-187 16722 39th Avenue NE, view northeast



Figure 8-188 16722 39th Avenue NE, view southeast

Integrity

From its period of construction (1952), the residence at 16722 39th Avenue NE retains integrity of location, setting, design, materials, workmanship, feeling and association, because no alterations are evident.

Evaluation

The residence at 16722 39th Avenue NE was constructed in 1952 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of a ubiquitous housing type, and one that is rarely considered individually significant, because intact examples can be found throughout Washington and the nation. This L-shaped Ranch house includes some character-defining features of the type including a horizontal emphasis with brick trim, aluminum-framed windows and a low-pitched roof. It is not known to be the work of a master; does not possess high artistic values; and

does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on its lack of significance, HRA recommends 16722 39th Avenue NE is not eligible for listing in the NRHP and WHR under any criteria (Criteria A through D).

The building at 16722 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.91 16728 39th Avenue NE

The two-story residence at 16728 39th Avenue NE was constructed in 1951, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-189** (16728 39th Avenue NE, view southeast) and **Figure 8-190** (16728 39th Avenue NE, view northeast)). The building faces generally west with Bothell Way NE and Lake Washington to the rear (east). The building includes a 1,500-square-foot first story and a 1,120-square-foot second story added in 2000 (King County Assessor 2020). A detached, two-car garage is located south of the building. The residence sits on a poured-concrete foundation, is clad in fiber cement boards, and is topped by a hipped, asphalt shingle roof, with telegraphing hipped projections on the facade. The single-story, westernmost projection includes two vinyl-framed sliding windows. The main mass includes an entry and small porch on the southern wall and vinyl-framed windows on all elevations. The garage includes a shallow gabled roof with deep eaves. It appears to be original.



Figure 8-189 16728 39th Avenue NE, view southeast



Figure 8-19016728 39th Avenue NE, view northeast

Integrity

From its period of construction (1951), the residence at 16728 39th Avenue NE retains integrity of location, setting and association, because it remains a residence on its original parcel. The addition of a second story, along with the replacement of windows and siding, has diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 16728 39th Avenue was constructed in 1951 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest vernacular building with few character-defining features from the historic period. The building is not a distinctive example of any particular type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 16728 39th Avenue is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16728 39th Avenue is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.92 16709 41st Avenue NE

Built in 1954, according to the King County Assessor, the single-family dwelling at 16709 41st Avenue NE is a one-story, wood-framed house facing southeast toward 41st Avenue NE and views of Lake Washington (King County Assessor 2020). It is located on a hill between Bothell Way NE to the west (rear) and 41st Avenue NE to the east. The residence is located in the Sheridan Heights neighborhood, which is characterized by its postwar residential development. According to the County Assessor's record, the building is 2,560 square feet including a daylight basement, has an L-shaped plan, sits on a poured-concrete foundation, and is topped by a broad cross-gabled roof (see **Figure 8-191** (16709 41st Avenue NE, view northwest) through **Figure 8-194** (16709 41st Avenue NE, view northwest, 2019 (courtesy of Redfin.com))). On the facade, a set of concrete steps lead from the lower landscaped yard to the main entry. The main southeast-facing facade, which is largely obscured by mature landscaping, features an entry positioned at the juncture between the two wings. The entry has a single door framed by a large sidelight and transom. The front-facing gable has a wood-framed window wall sheltered by broad eaves and exposed beams, and a full-length wood deck. A horizontal band of wood-framed windows is located on the south side. The side and rear elevations are minimally visible from the ROW. The rear (northwest) elevation faces Bothell Way NE, with a driveway leading to a front-gabled, two-car garage with a clerestory window, broad eaves and exposed beams.



Figure 8-191 16709 41st Avenue NE, view northwest



Figure 8-192 16709 41st Avenue NE, view southeast



Figure 8-193 16709 41st Avenue NE, view northwest, 2019 (courtesy of Redfin.com)



Figure 8-194 16709 41st Avenue NE, view northwest, 2019 (courtesy of Redfin.com)

Integrity

From its period of construction (1954), the residence at 16709 41st Avenue NE retains integrity of location, setting, design, materials, workmanship, feeling and association, because it remains a single-family residence on its original parcel and remains relatively intact.

Evaluation

The residence at 16709 41st Avenue NE was constructed in 1954 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a good, intact example of a Northwest Regional house, a subset of Contemporary style that gained popularity between 1950 and the 1970s. Constructed with expressive post and beam structural systems, these houses were typically clad with wood siding or wood shingles and featured expansive glass walls and windows to create a relationship with the surrounding landscape (Boyle 2017). This residence retains these character-defining features, including its low-slung gable, broad eaves with exposed beams, full-height window wall, and entry with transom and sidelight. The building does not appear to be the work of a master and does not possess high artistic value, but it could contribute to a potential or existing historic district, were such a district present (Criterion C). Furthermore, the building was

constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on its level of significance and integrity, HRA recommends 16709 41st Avenue NE is eligible for listing in the NRHP and WHR under Criterion C as an excellent, intact example of Northwest Regional/Contemporary architecture with a period of significance dating to its construction in 1954. Although surveyed from the ROW, HRA assumes the boundary of the eligible resource is the historically plotted and current tax lot.

The building at 16709 41st Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.93 16740 39th Avenue NE

The residence at 16740 39th Avenue NE was constructed in 1953 and renovated in 1997, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-195** (16740 39th Avenue NE, view southeast) and **Figure 8-196** (16740 39th Avenue NE, view northeast)). The L-shaped, two-story building faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). With a full-sized basement, the building equals 3,880 square feet. It sits on a poured-concrete foundation, is clad in wood shingles, and is topped by a hipped, asphalt shingle roof. The building's facade features a wide L-shaped first story with an attached, projecting garage on the south end. The off-center primary entry includes a paneled door with four lights flanked by half-height sidelights. Windows flanking the entry on the first floor are vinyl-framed sliding windows. The building's first floor shelters under a roof with deep eaves. A partial second story includes a projection over the entry with front-facing gable with large brackets and a large, fixed window. Flanking the projection are additional fixed and sliding vinyl-framed windows. The upper story includes a central chimney.



Figure 8-195 16740 39th Avenue NE, view southeast



Figure 8-196 16740 39th Avenue NE, view northeast

Integrity

From its period of construction (1953), the residence at 16740 39th Avenue NE retains integrity of location, setting and association, because it remains on its original parcel and continues to function as a residence. Large additions and replacement windows have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 16740 39th Avenue NE was constructed in 1953 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building appears to be an enlarged version of a typical Ranch house plan with attached garage and low, horizontal footprint. The second story, likely an addition, includes incompatible bracketed gables and incompatible picture windows. In its present form, the building is not a distinctive example of any particular type, period or method of construction; is not the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 16740 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16740 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.94 16715 41st Avenue NE

Built in 1956, according to the King County Assessor, the split-level residence at 16715 41st Avenue NE is a one-story, wood-framed house fronting southeast toward 41st Avenue NE (King County Assessor 2020). It is set back on the site with a driveway at the south end that leads to a detached side-gabled garage with a large, paneled overhead door. The residence is located in the Sheridan Heights neighborhood, which is characterized by its postwar residential development. Lake Washington and the Burke-Gilman Trail are located to the east. The L-shaped building sits above a daylight basement and is 2,560 square feet (see **Figure 8-197** (16715 41st Avenue NE, view west) and **Figure 8-198** (16715 41st Avenue NE, view northwest)). It sits on a poured-concrete foundation, is clad in clapboards and vertical wood siding, and is topped by a cross-gabled roof. The facade features a central entry at the juncture where the two wings meet. Wood steps lead to the raised entry, which contains a single door framed by a large fixed window and transom. Flanking the entry to the south are two large windows. The north gable wing has a horizontal bank of fixed and sliding-track windows at the basement level and larger picture windows on the main level. The gable facade is sheathed in a combination of siding: brick veneer (daylight basement), clapboards (main level) and vertical wood siding (gable). The north, south and rear elevations are not visible from the ROW.



Figure 8-197 16715 41st Avenue NE, view west



Figure 8-198 16715 41st Avenue NE, view northwest

Integrity

From its period of construction (1956), the residence at 16715 41st Avenue NE retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original parcel. Alterations, including the circa 1975 addition of a two-bay garage in front of the facade, have diminished the building's integrity of design, materials and workmanship.

Evaluation

The residence at 16715 41st Avenue NE was constructed in 1956 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a relatively intact example of a split-level house, featuring its original mid-level entry with sidelight and clerestory glazing, fenestration, aluminum-framed windows and mix of cladding (Boyle 2017). However, the addition of a garage has obscured the building's historic-period character. It is not a distinctive example of its type, period or method of construction. The building is not the work of a master and does not possess high artistic value. It does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 16715 41st Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16715 41st Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.95 16744 39th Avenue NE

The single-story, L-shaped residence at 16744 39th Avenue NE was constructed in 1952 and remodeled in 2017, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-199** (16744 39th Avenue NE, view southeast) and **Figure 8-200** (16744 39th Avenue NE, view northeast)). The building faces generally west toward 39th Avenue NE, with Bothell Way NE and Lake Washington to the rear (east). The building includes a full-sized basement for a total of 3,080 square feet. It sits on a poured-concrete foundation, is clad in lapped wood boards, and is topped by a flat roof with a shed-roof clerestory. The building's facade includes a projection on the north end with a vinyl-framed sliding window; a recessed entry with a door flanked by half-height sidelights; and an added, wide, curved bay window to the south of the entry with wood-framed fixed lights. The clerestory includes square brackets under the eave and a series of shallow, wood-framed windows. A detached shed is located south of the residence. The building does not appear to include a garage, although a concrete pad for parking is located north of the house, and the County Assessor's record suggests that it included a carport at one time (King County Assessor 2020).



Figure 8-199 16744 39th Avenue NE, view southeast



Figure 8-200 16744 39th Avenue NE, view northeast

Integrity

From its period of construction (1952), the residence at 16744 39th Avenue NE retains integrity of location, setting, feeling and association, because it remains on its original parcel and continues to function as a residence. Additions and alterations, including a bay window on the facade and the loss of the original carport, have diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 16744 39th Avenue NE was constructed in 1952 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an International/Modern Ranch house, featuring the flat roofs typical of the International style and the Ranch house plan. However, alterations on the facade, including an added bay window and demolished carport, have obscured the building's historic-period character. It is not a distinctive example of its type, period or

method of construction. The building is not the work of a master and does not possess high artistic value. It does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C).

Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of integrity, HRA recommends 16744 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16744 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.96 16721 41st Avenue NE

Built in 1950, according to the King County Assessor, the single-family residence at 16721 41st Avenue NE is a one-story, wood-framed house set back from the street, facing southeast toward 41st Avenue NE (King County Assessor 2020). The residence is situated in the Sheridan Heights neighborhood, which is characterized by its postwar residential development. Lake Washington and the Burke-Gilman Trail are located to the east. The L-shaped building is 1,490 square feet, sits on a poured-concrete foundation, is clad in clapboards and is topped by a gable-on-hip roof. Although not visible from the ROW, a wing is located to the rear (west) of the building, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-201** (16721 41st Avenue NE, view southwest) and **Figure 8-202** (16721 41st Avenue NE, view northwest)). The facade features an off-center entry sheltered by the roof overhang. The entry is flanked by a picture window (north) and a tall, sliding-track, vinyl-framed window (south). A sliding-track window is located at the facade's north end, which indicates that a former garage has been enclosed. A concrete-block chimney is located on the hipped roof ridgeline. The north elevation has a large sliding-track, vinyl-framed window. The south and rear elevations are not visible from the ROW.



Figure 8-201 16721 41st Avenue NE, view southwest



Figure 8-202 16721 41st Avenue NE, view northwest

Integrity

From its period of construction (1950), the residence at 16721 41st Avenue NE retains integrity of location, setting and association, because it remains a single-family residence on its original parcel in the Sheridan Heights neighborhood. Alterations, including a garage conversion and window replacement, have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 16721 41st Avenue NE was constructed in 1950 during a period of postwar residential development in the Sheridan Heights neighborhood but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an early (or transitional) Ranch house, characterized by its horizontal volume, low-pitched roof and front picture window. This example lacks character-defining features, such as a garage and original windows, and does not embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends 16721 41st Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16721 41st Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.97 16727 41st Avenue NE

Built in 1950, according to the King County Assessor, the single-family dwelling at 16727 41st Avenue NE is a one-story house is set back from the street, facing southeast toward 41st Avenue NE (King County Assessor 2020). The residence is located in the Sheridan Heights neighborhood, which is characterized by its postwar residential development. Lake Washington and the Burke-Gilman Trail are located to the east. The rectangular building is 1,200 square feet, sits on a poured-concrete foundation, is clad in vertical wood siding and clapboards, and is topped by a side-gabled roof (see **Figure 8-203** (16727 41st Avenue NE, view southwest) and **Figure 8-204** (16727 41st Avenue NE, view northwest)). The facade features an off-center entry that is sheltered by a shed-roofed porch roof, supported by metal supports. The entry is flanked by a grouping of three fixed windows at the south side and an aluminum-framed window to the north. The south end of the facade projects outward and contains an aluminum-framed window. The projection is likely a converted garage. The rear elevation is not visible from the ROW.



Figure 8-203 16727 41st Avenue NE, view southwest



Figure 8-204 16727 41st Avenue NE, view northwest

Integrity

From its period of construction (1950), the residence at 16727 41st Avenue NE retains integrity of location, setting and association, because it remains a single-family residence on its original parcel in the Sheridan Heights neighborhood. Alterations, including some window replacements and a garage conversion, have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 16727 41st Avenue NE was constructed in 1950 during a period of postwar residential development in the Sheridan Heights neighborhood. The building reflects changing postwar architectural trends and is a modest example of an early Ranch (or transitional Ranch) house (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a modest example of an early (or transitional) Ranch house, the building is characterized by its horizontal volume, low-pitched roof and front picture window. This building is a modest example of a common type, and alterations have obscured its historic-period character. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on integrity loss, HRA recommends 16727 41st Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16727 41st Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.98 16756 39th Avenue NE

The two-story, Garrison Revival residence at 16756 39th Avenue NE was constructed in 1963, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-205** (16756 39th Avenue NE, view southeast) and **Figure 8-206** (16756 39th Avenue NE, view northeast)). The building faces generally west toward 39th Avenue NE, with Bothell Way NE and Lake Washington to the rear (east). The building sits on a partially finished basement for a total of 2,360 square feet. The building sits on a poured-concrete foundation; is clad in lapped wood boards; and is topped by a side-gabled, asphalt-shingle roof with minimal eaves. The building's facade features the two-story plan with projecting jetty typical of the Garrison Revival, although this is a relatively late example. The central entry door is flanked by full-height sidelights and pairs of vinyl-framed windows with grids and inoperable shutters. The second story includes four vinyl-framed windows with grids and inoperable shutters. A skylight is visible on the western roof plane. On the south end, the building includes a breezeway with secondary entry door to an attached, front-gabled garage on the south end.



Figure 8-205 16756 39th Avenue NE, view southeast



Figure 8-206 16756 39th Avenue NE, view northeast

Integrity

From its period of construction (1963), the residence at 16756 39th Avenue NE retains integrity of location, setting, feeling and association, because it remains on its original parcel and continues to function as a residence. Incompatible window replacement has diminished its integrity of design, materials and workmanship.

Evaluation

The residence at 16756 39th Avenue NE was constructed in 1963 during a period of postwar residential development in the Sheridan Heights neighborhood but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a late example of the Garrison Revival plan, although the building does not include character-defining features of the type, such as wood-framed, divided windows; finials; or dormers. It does not embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; does not

possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends 16756 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16756 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.99 16747 41st Avenue NE

Built in 1950, according to the King County Assessor, the single-family dwelling at 16747 41st Avenue NE is a one-story house facing southwest toward 41st Avenue NE (King County Assessor 2020). It sits on a wedge-shaped corner parcel that is bounded by Bothell Way NE to the northwest. The residence is situated in the Sheridan Heights neighborhood, with Lake Washington and the Burke-Gilman Trail to the east. The 2,510-square-foot residence has an irregular footprint, comprising a two-story rectangular block (south); an angled, stepped-back, one-story midsection; and an angled garage bay (north) (see **Figure 8-207** (16747 41st Avenue NE, view northwest) and **Figure 8-208** (16747 41st Avenue NE, view southwest)). The building rests on a poured-concrete foundation and is clad in mix of Roman brick, clapboard and vertical wood siding. Rooflines are varied. The south wing features a butterfly, or gull wing, roof and the others terminate in parallel, low-pitched shed roofs with generous overhangs.

The building's facade is complex. The southeast end, which is two stories in height, has two doors at the lower level below a projecting flat carport roof (possibly a garage conversion) and a recently added, fixed horizontal window above. Across the central bay are grouped picture windows and a recessed entry where the central bay steps back. At the north end, the garage bay contains its original overhead door (southeast) and paired windows on the side elevation. However, this garage is not associated with a driveway cut, suggesting a history of alteration. The building's rear elevation was not visible from the ROW.



Figure 8-207 16747 41st Avenue NE, view northwest



Figure 8-208 16747 41st Avenue NE, view southwest

Integrity

From its period of construction (1950), the residence at 16747 41st Avenue NE retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original parcel in the Sheridan Heights neighborhood. Alterations and additions, including added windows, changes to cladding, and changes to carport and garage, have slightly diminished the building's integrity of design, materials and workmanship.

Evaluation

The residence at 16747 41st Avenue NE was constructed in 1950 during a period of postwar residential development in the Sheridan Heights neighborhood. The building reflects changing postwar architectural trends and is a modest example of a Contemporary house (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a relatively intact example of a Contemporary residence influenced by the International style, the building features a geometric form, extensive use of glass, and shed and “gull wing” rooflines—with two sides sloping inwards toward the center (Meijer 2015). This residence, while representative of the style, does not appear to be the work of a master or to possess high artistic value. It does retain sufficient integrity to qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on integrity loss, HRA recommends 16747 41st Avenue NE is not eligible for individual listing in the NRHP or WHR under any criteria (Criteria A through D). However, the building could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C).

The building at 16747 41st Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.100 16827 Bothell Way NE (1971)

The carwash at 16827 Bothell Way NE was constructed in 1971, according to the King County Assessor, although the associated gas station and mini-mart on the same parcel were constructed outside the historic period (1989) and not subject to survey (King County Assessor 2020) (see **Figure 8-209** (16827 Bothell Way NE, view) and **Figure 8-210** (16827 Bothell Way NE, view)). The 1,230-square-foot carwash, now closed, is set back on its parcel and faces generally northeast, with the mini-mart and gas station located to the east, facing the intersection of Bothell Way NE and Hamlin Road NE. The carwash sits on a concrete-block foundation and is clad in brick on its gabled ends with prefabricated steel panels on its secondary elevations. It is topped by a front-gabled roof covered in shingles that has heavy brackets under deep eaves. A projection of concrete block is located on the secondary northwest elevation. A bank of windows is located along the southeast elevation. At the entry to the carwash, located on the south elevation, a projecting brick office includes aluminum-framed and wood-framed windows and is topped by a shed roof. A secondary office—a small, detached, rectangular building—includes a single pedestrian door, windows and a deep standing-seam metal eave.



Figure 8-209 16827 Bothell Way NE, view



Figure 8-210 16827 Bothell Way NE, view

Integrity

From its period of construction (1971), the carwash at 16827 Bothell Way NE retains integrity of location, design, materials and workmanship, because it remains on its original parcel and appears relatively unaltered. The permanent closure of the carwash, along with the construction of a new market and gas station that shield the carwash from view, have diminished its integrity of setting, feeling and association.

Evaluation

The carwash at 16827 Bothell Way NE was constructed in 1971 at the end of a period of postwar development in the Sheridan Heights neighborhood but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The carwash is a modest example of a common type and features few distinctive features from the historic period, apart from its general plan. It is not a distinctive example of its type, period or method of construction. It does not appear to be the work of a master or to possess high artistic value. It does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 16827 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 16827 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing

8.101 17220 Beach Drive

Built in 1963, according to the King County Assessor, the single-family dwelling facing northeast at 17220 Beach Drive is a one-story, wood-framed house located on a dead-end street to the east of Bothell Way NE, along the edge (west) of the Burke-Gilman Trail. Lake Washington is located to the east (King County Assessor 2020). The rectangular building is 1,460 square feet; rests on a poured-concrete foundation; is clad in clapboards; and is topped by a low-pitched, side-gabled roof (see **Figure 8-211** (17220 Beach Drive, view northeast) and **Figure 8-212** (17220 Beach Drive, view northwest)). The facade includes a central entry with concrete stoop. Three large sliding-track, vinyl-framed windows are located north of the entry. Smaller vinyl-framed windows are located to the south. An interior brick chimney projects from the roof ridgeline. There are no openings at the southeast and northwest elevations. A flat-roofed carport is located at the northwest side of the parcel. The rear elevation is not visible from the ROW.



Figure 8-211 17220 Beach Drive, view northeast



Figure 8-212 17220 Beach Drive, view northwest

Integrity

From its period of construction (1963), the residence at 17220 Beach Drive retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original parcel in this small beach community. Alterations including window replacement have diminished its integrity of design, materials and workmanship.

Evaluation

The building at 17220 Beach Drive was constructed in 1963 during a period of postwar residential development in this beach community. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As an example of a Ranch home, the building is characterized by its low-slung massing, rectangular plan and flat-roofed carport. It lacks other character-defining features of the form, including original windows, and does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on integrity loss, HRA recommends 17220 Beach Drive is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

The building at 17220 Beach Drive is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.102 17228 Beach Drive

Built in 1947, according to the King County Assessor, the single-family dwelling at 17228 Beach Drive is a one-story, wood-framed house facing southwest toward Beach Drive, just east of Bothell Way NE and the Burke-Gilman Trail. Lake Washington is located to the east (King County Assessor 2020). The parcel is enclosed by a wood fence along three sides and includes a paved driveway at the rear (northwest) (see **Figure 8-213** (17228 Beach Drive, view northeast), **Figure 8-214** (17228 Beach Drive, view southeast) and **Figure 8-215** (17228 Beach Drive, 2011, view northeast (Google Earth))). The building is 1,000 square feet and occupies an irregular footprint. It rests on a poured-concrete foundation, is clad in vertical wood siding and brick veneer, and is topped by a flat roof with broad eaves. The facade features an off-center recessed entry covered by a roof overhang supported by metal posts. The entry has a bank of three fixed windows at the west side and a sliding-track, corner-wrapping window at the east side. The primary (southwest) and east elevations are sheathed in brick veneer (lower wall) and vertical wood siding, while the secondary facades are clad in brick. A prominent exterior brick chimney and projecting window bay occupy the building's southwest corner. A sliding-track window is located to the north on this side elevation. The rear elevation has an attached flat-roofed garage and carport. A single door is positioned on the rear facade, providing access from the garage.



Figure 8-213 17228 Beach Drive, view northeast



Figure 8-214 17228 Beach Drive, view southeast



Figure 8-215 17228 Beach Drive, 2011, view northeast (Google Earth)

Integrity

From its period of construction (1947), the residence at 17228 Beach Drive appears to retain integrity of location, setting, design, materials, workmanship, feeling and association, because it remains a relatively intact single-family residence on its original parcel in a small beach community.

Evaluation

The residence at 17228 Beach Drive, which dates from 1947, was constructed during a period of postwar residential development in this beach community, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an intact example of a small, Ranch house with elements of the Prairie (Usonian) style, as evidenced by its flat roof with deep, flat eaves, banks of vertical and corner-wrapping windows, geometric massing, wide exterior chimney, deemphasized entry, and mix of cladding materials including brick, along with an attached garage and carport. Although the building is modest in size and is not known to be the work of a master architect, it does embody the distinctive characteristics of the Usonian house type, the mid-century period in which it was constructed, and its method of construction. It may not represent the work of a master or possess high artistic values, but it does retain sufficient significance to qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on its level of significance and integrity, HRA recommends 17228 Beach Drive is eligible for listing in the NRHP and WHR under Criterion C as an intact example of a Usonian-style residence with a period of significance dating to its construction in 1947. Although surveyed from the ROW, HRA assumes the eligible resource includes the historically plotted and current tax lot.

The building at 17228 Beach Drive is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.103 17181 Bothell Way NE

Built in 1970, according to the King County Assessor, the commercial bank building at 17181 Bothell Way NE is a one-story masonry building situated within the Lake Forest Park Shopping Center, near the intersection of Bothell Way NE and Ballinger Way NE (King County Assessor 2020). A review of historic aerials indicated the building was constructed by 1968; the teller addition was constructed circa 1975; and the entrance awning was added circa 1985 (NETROnline 2020). HRA assumes the actual date of construction of the building is circa 1965. The building faces northwest toward the parking lot. The building has an irregular footprint; is 3,870 square feet; sits on a poured-concrete foundation; is clad in a combination of brick veneer, clapboard and concrete panel siding; and is topped by a low-pitched gable roof clad in standing-seam metal (see **Figure 8-216** (17181 Bothell Way NE, view northeast) through **Figure 8-221** (17181 Bothell Way NE, view south)). The building's roof includes a vaulted gable. Over the building's primary entry (northwest) is a recently added concrete canopy (likely dating from renovations in 2009 or 2015) (King County Assessor 2020). Below the canopy, supported by two angled wood posts resting on stone and brick piers, the facade features a double-door entry. A drive-thru teller machine is located on the building's angled northeast facade. It shelters under another added canopy with a complex roofline. Three narrow windows flank the drive-thru on the east side, and a large, fixed window is located on the west side. The primary building's southwest facade contains a window wall along one half, with a decorative vertical wood screen framing it on one side. The rear (southeast) elevation contains a bank of narrow windows and a single metal door.



Figure 8-216 17181 Bothell Way NE, view northeast



Figure 8-217 17181 Bothell Way NE, view southwest



Figure 8-21817181 Bothell Way NE, view south



Figure 8-21917181 Bothell Way NE, view southwest



Figure 8-22017181 Bothell Way NE, view northeast



Figure 8-22117181 Bothell Way NE, view south

Integrity

From its period of construction (circa 1965), the commercial bank building at 17181 Bothell Way NE retains integrity of location, setting and association, because it remains on its original parcel and continues to be used as a bank building. Numerous alterations, including an addition with teller machine constructed circa 1975, a bump-out on the facade, window and door replacements, an added canopy at the entry, and recladding, have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The commercial building at 17181 Bothell Way NE was constructed circa 1965 during a period of later 20th century development of Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to hold any specific association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of Modern bank building with reference to New Formalism, evident in its irregular rooflines. Alterations and additions have obscured its historic-period character, and the building no longer represents a distinctive example of its type, period or method of construction. It is not the work of a master; does not possess high artistic value; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that 17181 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria of significance (Criteria A through D).

The commercial building at 17181 Bothell Way NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.104 17301 Beach Drive NE

The King County Assessor does not include a date of construction for the Lake Forest Park Civic Club at 17301 Beach Drive NE. The club, originally founded in 1924, maintains a clubhouse and docks on Lake Washington for the surrounding Lake Forest Park community. An article in the *Northshore Citizen*, with a sketch of the current building, notes that a former clubhouse burned and was set to be replaced with one designed by Stan Siegenthaler (McCoy 1965). The article described the proposed building: “A kitchen, dressing rooms and lavatories, storage area, and a high fireplace are part of the first floor area. Overlooking the main hall are the caretaker’s quarters and a large balcony. A concrete slab will form the base for the structure” (McCoy 1965).

Today, the clubhouse sits on a large parcel and faces east toward Lake Washington (see **Figure 8-216** (17181 Bothell Way NE, view northeast) through **Figure 8-221** (17181 Bothell Way NE, view south). Gravel parking areas, paved drives, lawns, boat ramps, a picnic shelter, and a playground, along with a freestanding comfort station, are located on the parcel, along with a bridge over the Burke-Gilman Trail, which separates the civic club from SR 522. The clubhouse and additional

amenities are not within sight of the roadway. The clubhouse appears to be the only historic-period resource associated with the civic club. It sits on a poured-concrete foundation; is irregular in plan with a central A-frame surrounded by single-story and two-story projections to the east, north, and west; and has a wide concrete patio facing the water. The building is clad in horizontal wood boards with some vertical battens and brick accents. It is topped by a steep standing-seam metal roof on the A-frame and flat metal roofs with deep eaves on the projections. Windows are a combination of fixed wood-framed lights and vinyl-framed sliding windows. The building's facade faces north and includes a two-story mass west of the A-frame that is clad in stacked bricks on the lower floor and wood siding on the upper floor. A single entry door and sliding window are located on the lower floor. A combination of fixed wood-framed and sliding vinyl windows are located on the upper, wood-sided second floor. A single-story projecting entry on the facade includes narrow wood-framed windows and a recessed pair of glass-paneled entry doors, all with shallow transoms. The A-frame on this elevation includes a grid of wood-framed, fixed lights that angle with the sloping roofline. The west elevation of the building includes single-story and two-story projections with additional pedestrian entries and sliding windows on walls clad in wood and brick. A brick chimney is found on the slope of the A-frame roof. The south elevation includes an exterior stair and a fence shielding the lower floor of the A-frame. The east elevation of the building faces the water and includes a single-story projection with a wall of fixed and sliding wood-framed and vinyl-framed windows and a pair of glass-paneled doors accessing the concrete patio, all sheltered under a deep projecting eave.

Additional features include docks and a paved boat ramp east of the clubhouse, a recently constructed playground with playground equipment and a picnic shelter, including a concrete pad covered by a shelter with pyramidal, standing-seam metal roof north of the clubhouse. A gas grill, metal sink and metal work table are located against a wall on the northern end of the shelter. The comfort station, a rectangular building with stacked-brick walls, three metal doors, and sliding windows, is located west of the clubhouse.



Figure 8-22217301 Beach Drive NE, view northeast



Figure 8-223 17301 Beach Drive NE, view southwest



Figure 8-224 17301 Beach Drive NE, view west



Figure 8-225 17301 Beach Drive NE, view west

Integrity

From its period of construction (1967), the clubhouse and surrounding site retain integrity of location and setting, because they remain on their original location on the bank of Lake Washington. Incompatible window, door and roof replacements have diminished the building's integrity of design, materials, workmanship and feeling. The building retains integrity of association.

Evaluation

The Lake Forest Park Civic Club at 17301 Beach Drive NE includes a clubhouse that dates to 1967. According to the Lake Forest Park Civic Club website, the club's organization dates to 1924 (Lake Forest Park Civic Club 2020). Although fire destroyed original resources associated with the club, the current clubhouse has been serving the almost 96-year-old organization for more than half its life. According to newspaper articles in the *Seattle Times*, the civic club clubhouse has hosted dances, social events and local community events important to the lives of local residents. Therefore, it is associated with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of A-frame construction with Contemporary details, including angled windows in the eaves and walls of windows designed to take in the view of Lake Washington. Its character-defining features include its irregular plan, A-frame roof, siding, fenestration and relationship with Lake Washington. Research into architect Stan Siegenthaler revealed that he was a partner in a short-lived Seattle firm, Nelson & Siegenthaler, which designed the Northwest Memorial Hospital in Seattle with Charles Albert Lawrence, Jr. (Ochsner 2014:453). The building embodies the distinctive characteristics of its type, period and method of construction. It does not possess high artistic value and does not represent the work of a master, but the building and its surrounding landscape could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Finally, the clubhouse was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on its level of significance under Criteria A and C, and in spite of some integrity loss, HRA recommends 17301 Beach Drive NE is eligible for listing in the NRHP and WHR under Criteria A and C as a locally significant civic club with a Contemporary A-frame and functionally related units, limited to the surrounding landscape and the docks and boat launch. Although surveyed from the ROW, HRA assumes the eligible resource includes the historically plotted and current tax lot.

The Lake Forest Park Civic Club is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.105 17510 Ballinger Way

Built in 1937, according to the King County Assessor, the single-family dwelling at 17510 Ballinger Way is a 1.5-story house facing southeast toward NE 175th Street (King County Assessor 2020) (**Figure 8-226** (17510 Ballinger Way, view west), **Figure 8-227** (17510 Ballinger Way, view northwest) and **Figure 8-228** (17510 Ballinger Way, 1972, view west (courtesy of the King County Assessor))). It is set back from the street on a large corner parcel at the intersection of Ballinger Way and NE 175th Street, across from the Lake Forest Park Shopping Center. The building is

surrounded by mature trees and enclosed by a low wood fence, with a driveway on the southwest side. The 3,230-square-foot building is L-shaped in plan, sits on a poured-concrete foundation, is clad in brick and clapboards, and is topped by a cross-gabled roof. The facade features an off-center entry at the juncture where the gable wings meet. Three grouped, fixed windows are located on the facade's south end. To the north of the entry, a side-gabled wing with second-story gable addition with a round window is set back from the facade. Fenestration on the primary mass includes large, fixed, corner-wrapping windows at the first floor below two one-over-one windows on the upper floor. The northeast elevation has an exterior brick chimney (east side) and two double-hung windows at the first and second floors. A secondary entry is located at the southwest elevation. The rear elevation is not visible from the ROW.



Figure 8-226 17510 Ballinger Way, view west



Figure 8-227 17510 Ballinger Way, view northwest



Figure 8-228 17510 Ballinger Way, 1972, view west (courtesy of the King County Assessor)

Integrity

From its period of construction (1937), the residence at 17510 Ballinger Way retains integrity of location, setting, feeling and association, because it remains a single-family residence on its original parcel in a residential neighborhood. The house's extensive renovations—including window replacement and second-story addition constructed circa 1970—have diminished the building's integrity of design, materials and workmanship (King County Assessor 2020).

Evaluation

The two-story residence at 17510 Ballinger Way was constructed in 1937 during a period of residential development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building was greatly enlarged during the historic period, which has obscured its original character (see **Figure 8-228** (17510 Ballinger Way, 1972, view west (courtesy of the King County Assessor))). It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends 17510 Ballinger Way is not eligible for listing in the NRHP or WHP under any criteria (Criteria A through D).

The building at 17510 Ballinger Way is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.106 17430 Ballinger Way

Built in 1925, according to the King County Assessor, the Tudor Revival residence at 17430 Ballinger Way is 1.5-story house facing southwest toward Ballinger Way (King County Assessor 2020) (**Figure 8-229** (17430 Ballinger Way, view northwest), **Figure 8-230** (17430 Ballinger Way, view north) and **Figure 8-231** (17430 Ballinger Way, 1951, view northwest (courtesy of the King County Assessor))). It is sited on a large corner parcel at the intersection of Ballinger Way and NE 175th Street, across from the Lake Forest Park Shopping Center. The building is largely hidden by mature trees and tall laurel hedges. A circular drive is located on the south side. The 3,150-square-foot building is L-shaped in plan; sits on a poured-concrete foundation; is clad in stucco with exposed brick accents; and is topped by a steep, cross-gabled roof. The facade features character-defining elements of the Tudor Revival style, including steep gable with bellcast eaves, a prominent exterior chimney centered on the gable, and an off-center arched entry portico with decorative brickwork and eyebrow arch. The portico shelters the main entry and is accessed via two sets of brick steps with metal railing. An incorporated garage bay is located at the basement level of the intersecting gable wing (southeast) and appears to retain its original wood-paneled doors with 10-light windows. Fenestration includes large fixed windows at the first floor and double-

hung, wood-framed windows flanking the chimney on the facade's upper floor. A shed-roofed dormer is located west of the entry. The east elevation has three, grouped, six-over-one double-hung windows centered on the gable. The rear and west side elevations were not visible from the ROW.



Figure 8-229 17430 Ballinger Way, view northwest



Figure 8-230 17430 Ballinger Way, view north



Figure 8-231 17430 Ballinger Way, 1951, view northwest (courtesy of the King County Assessor)

Integrity

From its period of construction (1925), the residence at 17430 Ballinger Way retains integrity of location, setting, design, materials, workmanship, feeling and association, because it remains a single-family residence on its original parcel in a residential enclave at the edge of the Lake Forest Shopping Center and remains relatively intact.

Evaluation

The Tudor Revival residence at 17430 Ballinger Way was built in 1925 and is associated with Lake Forest Park's residential development during the early 20th century. Ole Hanson and A. H. Reid incorporated the North Seattle Improvement Company in 1909 and promoted the benefits of buying a home in the area, which became known as "The Park," especially for people who had cars. By the 1920s, there were more than 100 new homes, along with a school and a civic club (Stein 1998) (Criterion A). The residence is associated with Gardner J. and Mabel R. Gwinn, who resided here from 1925 to 1944. In Barbara Drake Bender's book, *Growing Up with Lake Forest Park*, she describes how the family was attracted to the area as a place for their children to "grow and expand" (the family included Gwinn's three sons by a former marriage and five children from their marriage). According to Bender, they purchased a portion of the Wurdemann estate, where Gardner Gwinn designed and built their new home on Ballinger Way (Criterion B). The residence "attracted attention not only for its beauty of design and landscaping, but for the initial 'G' on the fireplace chimney" (Bender 1983) (see **Figure 8-231** (17430 Ballinger Way, 1951, view northwest (courtesy of the King County Assessor))). Gwinn, who established himself as one of Seattle's most influential home builders and land developers in the early 20th century, started his own construction firm (Gardner J. Gwinn, Incorporated) in 1913. By 1924, he had "designed and built more than 600 homes before branching out into apartments and commercial projects" (Caldbeck 2019). Notable projects include the New Belmont (1924), Astor Court Apartments (1926), Marlborough House (1927) and the Benjamin Franklin Hotel (1929). Gwinn served as president of the Seattle Master Builders Association (1927–1928) and was a longtime member of the Chamber of Commerce and the Exchange Club (Caldbeck 2019; Houser 2017). Gardner and his wife, Mabel, were active in the Lake Forest Park community, including Sunday School teachers at the Presbyterian Church and members of the PTA and Civic Club. In 1944, the Gwinn family moved to Seattle.

In terms of architectural significance, the 1.5-story residence exhibits distinctive characteristics of the Tudor Revival style, including the steep-pitched roof with bellcast eave, stucco exterior, arched entry, prominent front chimney, grouped wood windows and asymmetrical layout. Due to its high level of integrity, the building continues to represent a distinctive example of its type, period and method of construction. Gwinn was a prominent designer and builder, and the building possesses high artistic value. Though the building could qualify as a contributing resource to a potential or existing historic district, were such a district present, it is most appropriately evaluated for its individual eligibility (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on its significance and integrity, HRA recommends that the Tudor Revival residence at 17430 Ballinger Way qualifies for listing in the NRHP and WHR under Criterion A for its association with Lake Forest Park's early 20th century residential development. It also is significant for its strong connection with Gardner and Mabel Gwinn, who resided here from 1925 to 1944 (Criterion B). The building is also eligible as a distinctive local example of a Tudor Revival residence, designed and built by Gardner J. Gwinn (Criterion C). The building's period of significance dates to its construction in 1925. Though surveyed from the public ROW, HRA assumes the boundary for the eligible resource is the historically plotted and current tax lot.

The building at 17430 Ballinger Way is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with King County and is, therefore, not eligible for local or county listing.

8.107 6115 Bothell Way NE

Built in 1954, according to the King County Assessor, the commercial building fronting north at 6115 Bothell Way NE is a one-story, commercial building set back from the street, with prefabricated steel gas pumps along the front (King County Assessor 2020). The 1,208-square-foot, rectangular building sits on a poured-concrete foundation and terminates in a flat roof with wide eaves (**Figure 8-232** (6115 Bothell Way NE, view northeast) and **Figure 8-233** (6115 Bothell Way NE, view southeast)). The facade features a central aluminum-framed entry door flanked by a single sidelight with banks of fixed, aluminum-framed windows across the facade. Two restroom doors are located on the west elevation, and a single metal door occupies the east elevation. The rear (south) elevation, which is sited on a slope above the Burke-Gilman Trail, is not visible from the ROW.



Figure 8-232 6115 Bothell Way NE, view northeast



Figure 8-233 6115 Bothell Way NE, view southeast

Integrity

From its period of construction (1954), the commercial building at 6115 Bothell Way NE retains integrity of location, feeling and association, because it remains on its original parcel and continues to serve as a convenience store. According to the County Assessor's record, the building was remodeled in 1990. The building's integrity of design, materials, and workmanship have been diminished by window replacements, the removal of original parapet signage and branding associated with a national chain.

Evaluation

The one-story, prefabricated steel commercial building at 6115 Bothell Way NE was built in 1954, during a period of expanding transportation in the region. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The gas station/convenience store is a modest example of a commercial service building, featuring few character-defining features from the historic period apart from its rectangular massing and commercial storefront. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the commercial building at 6115 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

On a local level, HRA recommends 6115 Bothell Way NE is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.108 6512 NE Bothell Way

Built in 1964, according to the King County Assessor, the commercial building fronting east at 6512 NE Bothell Way is a one-story, masonry structure within a small shopping complex including 6522 NE Bothell Way, evaluated separately (King County Assessor 2020). The slightly irregular building is 7,299 square feet, sits on a poured-concrete foundation, is clad in composite panels with wood battens, and is topped by a flat roof (see **Figure 8-234** (6512 NE Bothell Way, view southeast) and **Figure 8-235** (6512 NE Bothell Way, view southwest)). The building's primary (east) facade features an entry at the north side, which consists of double, metal-framed glass doors with a full-height sidelight and transom. Three fixed windows flank the entry to the south. The roof along the primary facade has generous overhangs with exposed wood beams. A taller, circular tower at the facade's southeast corner has tall, fixed windows framed by decorative stone pillars dividing them into vertical bays. The tower's flat roof features a generous unornamented overhang. The building's roof signage is still intact at the south end. The north and rear (west) elevations are concrete-block walls with no openings. Decorative diamond-pattern concrete block embellishes the rear elevation.



Figure 8-234 6512 NE Bothell Way, view southeast



Figure 8-235 6512 NE Bothell Way, view southwest

Integrity

From its period of construction (1964), the one-story commercial building at 6512 NE Bothell Way retains integrity of location, setting, design, materials and workmanship, feeling and association, because it remains on its original parcel along a commercial corridor and it remains relatively intact.

Evaluation

The one-story commercial building at 6512 NE Bothell Way was built in 1964, during a period of commercial roadside development in Kenmore. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A) (O'Connor 2011). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The commercial building is representative of the postwar roadside architecture that sprang up along western Washington's major transportation corridors. Character-defining features include its circular corner tower, horizontal massing and panel cladding with stone accents, all features designed to attract the attention of passing drivers. The building continues to represent a distinctive example of its type, period and method of construction. However, it is not known to be the work of a master and does not possess high artistic value. It could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

HRA recommends 6512 NE Bothell Way does not possess sufficient significance and integrity to be eligible for individual listing in the NRHP or WHP under any criteria (Criteria A through D). It could qualify as a contributing resource to a potential historic district associated with postwar roadside development under NRHP Criterion C, were such a district present.

Additionally, at the local level, HRA recommends 6512 NE Bothell Way is eligible for listing in the KCRHP under Criterion 3 as a local example of roadside architecture with a period of significance dating to its construction in 1964. Although surveyed from the ROW, HRA assumes the boundary of the eligible resource is the historically plotted and current tax lot.

8.109 6522 NE Bothell Way

Built in 1963, according to the King County Assessor, the commercial building fronting west at 6522 NE Bothell Way is a one-story, masonry structure within a small shopping complex including 6512 NE Bothell Way, evaluated separately (King County Assessor 2020). The 5,192-square-foot, rectangular building sits on a poured-concrete foundation, is clad in rough-cut stone veneer, and is topped by a flat roof with a broad overhang and exposed beams (see **Figure 8-236** (6522 NE Bothell Way, view northwest) and **Figure 8-237** (6522 NE Bothell Way, view northeast)). The building's primary (west) facade is divided into four commercial storefronts with rough-cut stone veneer walls. The storefronts contain aluminum-framed entries with transoms and fixed, full-length windows. The building's south elevation has a recessed, flat-roofed wing containing another entry and full-height windows. The generous roof overhang features chamfered wood beams. The north and rear (east) elevations are concrete-block walls with no openings.



Figure 8-236 6522 NE Bothell Way, view northwest



Figure 8-237 6522 NE Bothell Way, view northeast

Integrity

From its period of construction (1963), the commercial building at 6522 NE Bothell Way retains integrity of location, setting, design, materials, workmanship, feeling and association, because it remains on its original parcel along a commercial corridor and remains relatively intact.

Evaluation

The one-story commercial block at 6522 NE Bothell Way was built in 1963, during a period of commercial roadside development in Kenmore. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A) (O'Connor 2011). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The commercial building is representative of the postwar roadside architecture that sprang up along western Washington's major transportation corridors. Character-defining features include its horizontal massing, rough-cut stonework and storefront entries, all features designed to attract the attention of passing drivers. The building continues to represent a distinctive example of its type, period and method of construction. However, it is not known to be the work of a master and does not possess high artistic value. It could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

HRA recommends 6522 NE Bothell Way does not possess sufficient significance and integrity to be eligible for individual listing in the NRHP or WHP under any criteria (Criteria A through D). It could, however, qualify as a contributing resource to a potential historic district associated with postwar roadside development under NRHP Criterion C, were such a district present.

Additionally, at the local level, HRA recommends 6522 NE Bothell Way is eligible for listing in the KCRHP under Criterion 3 as a local example of roadside architecture with a period of significance dating to its construction in 1963. Although surveyed from the ROW, HRA assumes the boundary of the eligible resource is the historically plotted and current tax lot.

8.110 6720 NE Bothell Way

According to the King County Assessor, the single-story commercial building at 6720 NE Bothell Way was constructed in 1956 (King County Assessor 2020). The building is rectangular and faces south toward NE Bothell Way (see **Figure 8-236** (6522 NE Bothell Way, view northwest) and **Figure 8-237** (6522 NE Bothell Way, view northeast)). The building sits on a poured-concrete foundation, is constructed of parged concrete with panels of stone trim, and is topped by a flat roof, built-up, with a wavy eave, a branded feature typical of U-Haul buildings. The building's facade faces south and includes a covered bay topped by a flat roof supported by metal posts. The entry includes glass paneled doors flanked by full-height metal-framed windows on the facade, as well as a single overhead garage door on the southeast end. A window wraps the southwest corner of the building, but side elevations include no other fenestration. The building's form, entry and covered bay hint at its former use as a gas station, as indicated in the King County Assessor's record. A large exterior sign reads "U-HAUL."



Figure 8-2386720 NE Bothell Way, view northwest



Figure 8-2396720 NE Bothell Way, view northeast

Integrity

From its period of construction (1956), the commercial building at 6720 NE Bothell Way retains integrity of location and setting, because it remains on its original parcel along a busy thoroughfare. Alterations, including additions at the eave and a change of use that removed historic-period character-defining features such as gas pumps, have diminished its integrity of design, materials, workmanship, feeling and association.

Evaluation

The commercial one-part block at 6720 NE Bothell Way was constructed as a gas station in 1956, was known as Bob's Richfield in the 1960s, was part of the Arco chain by 1979, and was acquired by U-Haul in 1989, although it was associated with the moving company as early as 1984, according to ads in the *Seattle Times* (King County Assessor 2020; *Seattle Times* 1984a). Based on a review of historic maps and local histories, the building does not appear to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The former gas station is a modest

example of a commercial service building transformed into an office space, featuring few character-defining features from the historic period apart from its rectangular massing and possibly some elements of its commercial storefront. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials, and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the commercial building at 6720 NE Bothell Way is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

On a local level, HRA recommends 6720 NE Bothell Way is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.111 6722 NE Bothell Way

According to the King County Assessor, the one-part commercial block (addressed on the building as 6722 NE Bothell Way, although the Assessor identifies the building as 6728 Bothell Way) was constructed in 1946 (King County Assessor 2020). It is now associated with a neighboring building at 6734 NE Bothell Way, evaluated separately. The building at 6722 NE Bothell Way is used by a collision repair shop known as “Fix Auto Kenmore” (see **Figure 8-240** (6722 NE Bothell Way, view northeast) and **Figure 8-241** (6722 NE Bothell Way, view northwest)). The building sits on a poured-concrete foundation, is constructed of concrete block faced in brick veneer on the facade, and is topped by a flat roof with projecting metal awning. The facade includes a glass-paneled off-center entry door, flanked to the east by a three-part window and to the west by a two-part window and two overhead garage doors. No fenestration is visible on the side elevations.

Although the original use of the building is not clear, it appears in *Seattle Times* ads from the 1970s as the home of Dave Pettit Used Cars (*Seattle Times* 1978).



Figure 8-240 6722 NE Bothell Way, view northeast



Figure 8-241 6722 NE Bothell Way, view northwest

Integrity

From its period of construction (1946), the building at 6722 NE Bothell Way appears to retain integrity of location and setting, because it remains on its original parcel alongside a busy thoroughfare. A change in use and the addition of a metal awning and garage doors have diminished its integrity of design, materials, workmanship, feeling and association.

Evaluation

The auto repair shop at 6722 NE Bothell Way was constructed for an unknown use and converted to a service center at an unknown date. It is now associated with Fit Auto USA, a franchise launched in 2011 and headquartered in California. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The service center is a modest example of a commercial one-part block, featuring few character-defining features from the historic period apart from its rectangular massing and commercial storefront. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials, and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the commercial building at 6722 NE Bothell Way is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

On a local level, HRA recommends 6722 NE Bothell Way is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.112 6734 NE Bothell Way

According to the King County Assessor, the one-part commercial block at 6734 NE Bothell Way was constructed in 1957. It is now associated with a neighboring building at 6722 NE Bothell Way, evaluated separately. The building is rectangular, is a single story tall, and faces south toward NE Bothell Way (see **Figure 8-242** (6734 NE Bothell Way, view northwest) and **Figure 8-243** (6734 NE Bothell Way, view north)). It sits on a poured-concrete foundation and is clad in a curtain wall of vertical and horizontal members and floor-to-ceiling windows, suggesting the influence of architects like Mies Van der Rohe, who championed rigid, rectangular masses with walls of glass and board panels in a frame of wood or metal (Houser 2020). The south-facing facade of the building includes a central, glass-paneled entry door under a transom. The facade is topped by a fabric awning on an eave supported by wood posts. The building has been branded as “Fix Auto.” While the south and east elevations are primarily glass, the west wall is attached to the neighboring building.

The building was constructed as an office building and was home to income tax accountant Floyd W. Cook in 1958 (*Bothell Citizen* 1958).



Figure 8-242 6734 NE Bothell Way, view northwest



Figure 8-243 6734 NE Bothell Way, view north

Integrity

From its date of construction (1957), the building at 6734 NE Bothell Way retains integrity of location and setting, because it remains on its original parcel alongside a busy thoroughfare. The building retains its original massing and integrity of design, materials and workmanship, but a change of use, association with a neighboring business, and an added awning and signage have diminished its integrity of feeling and association, because it is no longer an independent business office.

Evaluation

The office building at 6734 NE Bothell Way was constructed in 1957 and served as an independent business office for a tax services company. It's not clear when it was acquired by the neighboring business, a service center associated with a franchise founded in 2011, although *Seattle Times* ads suggest it was used as an insurance office in the 1970s. Based on a review of historic maps and local histories, it does not appear to have any important associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a small, modest office block with some of the features associated with the Modern movement, including the curtain walls and massing typically associated with the influence of Mies van der Rohe, although the building lacks the other character-defining features of Meisian architecture, including either the multistory, exposed steel structure found in large commercial blocks, or the floating planes, uncovered full-height windows and floating frames typical of the type. Without these character-defining features, the building does not embody the distinctive characteristics of the Meisian type, period or method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials, and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the former office building at 6734 NE Bothell Way is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

On a local level, HRA recommends 6734 NE Bothell Way is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.113 6725 NE 175th Street

According to the King County Assessor, the one-story commercial building at 6725 NE 175th Street was constructed in 1959. The building faces south toward NE 175th Street and is separated from SR 522 to the north by the Burke-Gilman Trail (see **Figure 8-244** (6725 NE 175th Street, view northeast) and **Figure 8-245** (6725 NE 175th Street, view south)). The building sits on a poured-concrete foundation, is clad in plank siding on the south elevation and T1-11 and some wood shingle siding on the secondary north elevation, and is topped by a shallow gabled roof. On the facade, the building includes a recessed central bay with an overheard garage door to the west and metal-framed sliding windows to the east. The east elevation of the building includes a

pedestrian door, and the siding changes at the gable. The rear, or north, elevation resembles a motel or apartment complex with doors to various suites and vinyl-framed sliding windows in walls of cedar shingles.

The building itself is addressed as 6706 NE 175th Street. Although it is owned by 6710 Kenmore Land, LLC, the property is known as the office for Strathy Bros., which formerly delivered milk throughout the Kirkland area (*Bothell-Kenmore Reporter* 2010; King County Assessor 2020).



Figure 8-244 6725 NE 175th Street, view northeast



Figure 8-245 6725 NE 175th Street, view south

Integrity

From its period of construction (1959), the office building at 6725 NE 175th Street retains integrity of location, because it remains on its original parcel. It does not retain integrity of setting, because a recent demolition has cleared all associated buildings from the former Strathy Bros. site. It does not retain integrity of design, materials, workmanship, feeling or association, due to alterations including window and siding replacement, along with reuse of the building.

Evaluation

The office building at 6725 NE 175th Street was once associated with Strathy Bros. Dairy, a family-owned company that delivered milk throughout the area. The family business started in the 1940s, before this building was constructed and taken over by the second generation, the Strathy brothers, who remained in business until 2012. It is not clear how the building has been used since. Based on a review of historic maps and local histories, the building does not appear to have an important association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a simple rectangular building with office suites on the north and loading or storage spaces on the south elevation. It is Modern in form but does not include the character-defining features of a particular type, period or method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed using common methods and well-known materials, and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the commercial building at 6725 NE 175th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

On a local level, HRA recommends 6725 NE 175th Street is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.114 6820 NE 175th Street

According to the King County Assessor, the single-story commercial warehouse at 6820 NE 175th Street was constructed in 1957 (King County Assessor 2020). The building is rectangular in plan, a single story high and faces west toward a parking lot and a secondary structure, which is a covered storage bay (see **Figure 8-246** (6820 NE 175th Street, view northeast) and **Figure 8-247** (6820 NE 175th Street, view southeast)). The building sits on a poured-concrete foundation, is of prefabricated steel construction, and is topped by a standing-seam, side-gabled metal roof. Fenestration is minimal and limited to industrial steel windows near the northwest corner and a pair of sliding garage doors. Rooftop signage reads “Seattle Watersports.” Boats are parked on the lot and in the large storage bay, which is metal-sided with a back wall of concrete block.



Figure 8-246 6820 NE 175th Street, view northeast



Figure 8-247 6820 NE 175th Street, view southeast

Integrity

From its period of construction (1957), the building and structure at 6820 NE 175th Street appear to retain integrity of location and setting, because they remain on their original parcel, separated from SR 522 by the Burke-Gilman Trail. According to the King County Assessor, the building and storage shed were remodeled and re-sided in 2012. They do not retain integrity of design, materials, workmanship, feeling or association.

Evaluation

The building and storage structure at 6820 NE 175th Street were constructed in 1957 and are now home to Seattle Watersports, a family-owned business launched in 1987. It is not clear how the building and structure were used during the historic period. Based on a review of historic maps and local histories, the building and structure do not appear to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building and structure held a strong association with the lives of significant persons (Criterion B). The building and storage structure are

both rectangular, prefabricated resources with recently replaced siding. They do not embody the distinctive characteristics of a particular type, period or method of construction. They do not represent the work of a master, do not possess high artistic values, and do not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building and storage structure were constructed of common methods and well-known materials, and are unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the building and structure at 6820 NE 175th Street are not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

On a local level, HRA recommends the building and structure at 6820 NE 175th Street are not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.115 6834 NE 175th Street

According to the King County Assessor, the commercial warehouse at 6834 NE 175th Street was constructed in 1966 (King County Assessor 2020). The building is a single-story, rectangular warehouse facing south toward NE 175th Street, with the Burke-Gilman Trail between its north elevation and SR 522 (see **Figure 8-248** (6834 NE 175th Street, view southeast) and **Figure 8-249** (6834 NE 175th Street, view north)). The building sits on a poured-concrete foundation, is of prefabricated steel construction, and is topped by a front-gabled metal roof. Fenestration is minimal, limited to two pedestrian doors on the north elevation and a central garage bay on the south elevation paired with a vinyl-framed sliding window. The entry is located under an awning on the southeast corner and includes fixed lights and a pedestrian door. Signage reads, “Michael Homchick Stoneworks.” The building was purchased by Homchick in 1997 (King County Assessor 2020).



Figure 8-248 6834 NE 175th Street, view southeast



Figure 8-2496834 NE 175th Street, view north

Integrity

From its period of construction (1966), the warehouse at 6834 NE 175th Street retains integrity of location and setting, because it remains on its original parcel along a busy corridor. It appears to retain integrity of design, materials and workmanship, with the exception of at least one replacement window. Due to a change in use, the building does not retain integrity of feeling and association.

Evaluation

The commercial warehouse at 6834 NE 175th Street was constructed in 1966 and has been used since 1997 by a stone fabricator that offers design and installation. It is not clear how the building was used during the historic period. Based on a review of historic maps and local histories, the building does not appear to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a rectangular, prefabricated resource with few character-defining features from the historic period apart from its massing. It does not embody the distinctive characteristics of a particular type, period or method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials, and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the building at 6834 NE 175th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

On a local level, HRA recommends the building at 6834 NE 175th Street is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.116 7304 NE Bothell Way

According to the King County Assessor, the commercial building at 7304 NE Bothell Way was constructed in 1955 (King County Assessor 2020). The building is generally rectangular and has a projecting covered bay to the north (see **Figure 8-250** (7304 NE Bothell Way, view northeast) and **Figure 8-251** (7304 NE Bothell Way, view northwest)). It sits on a poured-concrete foundation, is clad in T1-11 with some walls of bare concrete block, and is topped by a flat roof with a central vault. The building includes a projecting entry of post and beam with deep eaves and an asphalt shingle roof. The entry consists of paired double doors with glass panels. Signage reads “St. Vincent de Paul Thrift Store.” Flanking the projecting entry are banks of large, fixed, wood-framed lights under projecting eaves. Secondary elevations have no fenestration, but the rear north elevation includes a covered receiving bay and a narrow storage structure.

St. Vincent de Paul acquired the building in 2000 and demolished a 360-square-foot attached storage building (King County Assessor 2020).



Figure 8-250 7304 NE Bothell Way, view northeast



Figure 8-251 7304 NE Bothell Way, view northwest

Integrity

From its period of construction (1955), the commercial warehouse at 7304 NE Bothell Way retains integrity of location and setting, because it remains on its original parcel along a busy thoroughfare. The building does not retain integrity of design, materials, workmanship, feeling or association. The building was constructed as a narrow building with a vaulted ceiling. It was expanded in the 1960s to include the wings east and west of the original mass. The projecting entry on the facade dates to the late 20th or early 21st century.

Evaluation

The commercial warehouse at 7304 NE Bothell Way was constructed in 1955. The building has been used as a thrift store since 2000 but was used as Knoll Lumber and Hardware in the 1980s (*Seattle Times* 1984b). It is not clear how the building was used during the historic period. Based on a review of historic maps and local histories, the building does not appear to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a utilitarian commercial warehouse with few character-defining features from the historic period, apart from its massing. It does not embody the distinctive characteristics of a particular type, period or method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials, and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the building at 7304 NE Bothell Way is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

On a local level, HRA recommends the building at 7304 NE Bothell Way is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.117 7330 NE Bothell Way

Built in 1950, according to the King County Assessor, the commercial building fronting south at 7330 NE Bothell Way is a two-story, wood-framed structure (King County Assessor 2020) (see **Figure 8-252** (7330 Bothell Way NE, view northeast) and **Figure 8-253** (7330 Bothell Way NE, view west)). The T-shaped building is 9,576 square feet, sits on a poured-concrete foundation, is clad in stucco and vertical wood siding, and is topped by a prominent front-gabled roof. The facade features an off-center entry flanked by a grouping of fixed, vinyl-framed windows to the east and a built-in planter along the facade. The entry, which is sheltered by a gable canopy supported by three wood brackets, contains a paneled wood door with decorative metal hardware. The first-floor windows are framed with carved wood surrounds and topped by an awning. The facade's second floor features a cantilevered wood balcony, supported by exposed wood beams and brackets. A single door and bank of sliding-track, vinyl-framed windows are located across the upper floor. In the gable is painted signage reading "Schnitzelbank Building est 1960." The gable roof has a broad overhang with diagonal wood brackets. At the east elevation is a one-story, side-gabled wing with a separate entrance and fixed picture windows. The west elevation is recessed at the south end,

where an exterior staircase with a decorative wood railing connects to the upper balcony on the primary facade. A shed-roofed canopy at the facade's midsection shelters a secondary entry flanked by fixed, vinyl-framed windows. The second floor has grouped sliding-track, vinyl-framed windows. The rear (north) elevation has groups of sliding-track, vinyl-framed windows across the second-floor level. A detached, gable-roofed garage is situated to the north. Two other gable-roofed outbuildings are located at the rear side of the building.



Figure 8-2527330 Bothell Way NE, view northeast



Figure 8-2537330 Bothell Way NE, view west

Integrity

From its period of construction (1950), the commercial building at 7330 Bothell Way NE retains integrity of location and setting, because it remains on its original parcel. The building no longer retains integrity of design, materials, workmanship, feeling, or association, due to alterations including incompatible window replacement and a change of use. The building no longer operates as a restaurant and has been converted to retail use and city offices.

Evaluation

The two-story commercial building at 7330 Bothell Way NE was built in 1950, during a period of Kenmore's mid-20th century commercial growth following World War II (Criterion A) (O'Connor 2011). Research did not reveal the building's original use, but between 1960 and 1997, the Schnitzelbank Restaurant, a popular Bavarian-style restaurant that hosted "nightly performances by lederhosen dancers" (Kenmore Heritage Society 2020; *Seattle Times* 1966b), operated at this location. The business was operated by Robert and Hildegard McKissen, and Hildegard's mother, Elizabeth Poessinger, who came here from Murnow, Germany. Poessinger oversaw the kitchen and "two generations of family members waited tables and managed the business" (Criterion B) (Kenmore Heritage Society 2020; *Seattle Times* 1997). The Chalet-style commercial building is

characteristic of the stylized, eye-catching roadside architecture that sprang up along western Washington transportation corridors during the mid-20th century, with prominent front gable, wraparound balcony and decorative wood ornament. A 1963 *Seattle Times* article described how Walter Schefer—a native of Zurich who studied architecture, and a member of the Craftsman's Guild of Washington—was commissioned to design the restaurant interior, characterized as “Central European farm décor” (*Seattle Times* 1963).

While the building was constructed as a fine example of roadside architecture, significant window replacements and a change of use that has removed or altered interior features have obscured its historic-period character. The building no longer embodies the distinctive characteristics of its type, period or method of construction, and does not represent the work of a master, possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on loss of integrity, HRA recommends that the Chalet-style commercial structure at 7330 NE Bothell Way is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends that 7330 NE Bothell Way is not eligible for listing in KCRHP under any criteria (Criteria 1 through 5).

8.118 7304 NE 175th Street

Built in 1930, according to the King County Assessor, the community club fronting south toward 7304 NE 175th Street is a 1.5-story building situated on a corner parcel to the east of 73rd Avenue NE (King County Assessor 2020). The parcel is bounded by the Burke-Gilman Trail and Bothell Way NE to the north. The building is rectangular in plan with a shed-roofed wing on the facade. The building is 3,058 square feet; sits on a poured-concrete foundation; is clad in clapboards; and is topped by a side-gabled, asphalt-shingled roof (see **Figure 8-254** (7304 NE 175th Street, view southeast) and **Figure 8-255** (7304 NE 175th Street, view northwest)). The facade features a lower, shed-roofed projection on the west side with two entries flanked by a double-hung, vinyl-framed window. A flat-roofed entry porch roof supported by two metal posts is positioned at the shed wing. The east side of the primary facade has two vinyl-framed windows. The east elevation has two lower, flat-roofed wings on the south side. The rear (north) elevation, which faces onto the Burke-Gilman Trail, has a double-door entry with a flat roof canopy (east end) and four one-over-one, vinyl-framed windows evenly spaced across the facade. Two gable dormers with central vents project from the roof slope. The west elevation has two vinyl-framed windows and a wood vent centered at the gable.



Figure 8-254 7304 NE 175th Street, view southeast



Figure 8-255 7304 NE 175th Street, view northwest

Integrity

From its period of construction (1930), the wood-framed fraternal building at 7304 NE 175th Street retains integrity of location and association, because it remains on its original parcel and continues to serve as a community hall. It no longer retains its integrity of setting, because the surrounding residential area has since been replaced with commercial development. The building's integrity of design, materials, workmanship, and feeling have been diminished, due to window replacement, a shed-roofed addition at the entry, and two flat-roofed additions on the east elevation, constructed ca. 1960. The windows originally had functional wooden shutters that have since been removed.

Evaluation

The fraternal building at 7304 NE 175th Street was initially evaluated in 1978, and the evaluation was updated in 2011 as part of a reconnaissance-level survey by the King County Historic Preservation Program (DAHP 2020). In 2011, surveyors concluded that the building was not eligible for listing in the NRHP due to integrity loss, but that it may be eligible for the local register as a good example of a longstanding community club. The building was designated a King County Landmark in 2014 (King County 2020). The building was again recommended not eligible for the NRHP in 2018, although no formal determination was made (DAHP 2020). HRA is updating the documentation for this building.

The building was constructed in 1930 for the Kenmore Community Club, organized in 1925 to guide development in Kenmore. Goals included: "improved fire protection, widening of the highway, better phone service, and establishment of a polling precinct" (Kenmore Heritage Society 2020). The club, which was used as a dance hall and community meeting center, became the

center of social life. Except for a lull during World War II, it has been in continuous use as a public hall and community center since its construction (King County 2020). Based on its important role in public life, the building is directly associated with civic events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The modest, 1.5-story, wood-framed building retains some of the features of a community club inspired by the grange hall movement, including the rectangular massing, horizontal clapboards siding and side-gabled roof typical of the form. However, due to significant exterior alterations, the building no longer embodies the distinctive characteristics of its type, period or method of construction, and does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of integrity, HRA concurs with the previous determinations and recommends the Kenmore Community Club at 7304 NE 175th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends that the Kenmore Community Club at 7304 NE 175th Street remains eligible for the KCRHP, in which it was listed in 2014.

8.119 7324 NE 175th Street

Built in 1956, according to the King County Assessor, the industrial warehouse complex fronting south at 7324 NE 175th Street is a tall, one-story, prefabricated steel building (King County Assessor 2020) (see **Figure 8-256** (7324 NE 175th Street, view northeast), **Figure 8-257** (7324 NE 175th Street, view west) and **Figure 8-258** (7324 NE 175th Street, functionally related unit, view west)). It occupies a large parcel to the east of 73rd Avenue NE, bounded by the Burke-Gilman Trail and Bothell Way NE to the north. The 12,000-square-foot warehouse is rectangular in plan, consisting of two parallel front-gabled wings. It sits on a poured-concrete foundation, is clad in brick and concrete block, and is topped by two front-gabled roofs sheathed in corrugated metal. The south-facing facade contains a large overhead metal door on each bay flanked by metal-door entries. Two fixed, horizontal windows are positioned on the upper wall of the west gable. Both gables are sheathed in corrugated metal. A lower, flat-roofed addition has been appended to the east side of the main facade, which is connected via a loading platform and flat-roofed canopy supported by metal posts. The addition features an aluminum-framed storefront and prominent brick chimney. The east and west elevations contain additional overhead doors. The east wing contains a bank of clerestory windows across the upper wall surface. The rear (north) elevation has sliding-track windows.

A one-story, prefabricated steel outbuilding is situated at the northeast corner of the parcel. The functionally related unit appears to date from the same period of construction. The concrete-block building terminates in a corrugated metal, side-gabled roof. An entry is located on the east gable end. Bays with overhead doors are located on the south and west elevations.

The main warehouse currently houses Nine Yards Brewing Company (east wing) and an auto body shop (west wing). The one-story outbuilding (northeast) was converted to a brewery/tasting room, called "192 Brewing/Lake Trail Taproom."



Figure 8-2567324 NE 175th Street, view northeast



Figure 8-2577324 NE 175th Street, view west



Figure 8-2587324 NE 175th Street, functionally related unit, view west

Integrity

From its period of construction (1956), the warehouse complex at 7324 NE 175th Street retains integrity of location and setting, because it remains on its original parcel. Alterations to the building's exterior, including window replacement and fenestration changes (including clerestory windows along the east wing), have diminished its integrity of design, materials, workmanship and feeling. The building no longer retains its integrity of association, due to its change in use from storage to business/office and assembly.

Evaluation

The warehouse complex at 7324 NE 175th Street was completed in 1956, during a period of postwar development in Kenmore, but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). This building has been expanded and greatly altered and does not embody the distinctive characteristics of any particular historic-period type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that the warehouse complex at 7324 NE 175th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 7324 NE 175th Street is not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.120 8005 NE 175th Street

Built in 1944, according to the King County Assessor, the Minimal Traditional single-family dwelling fronting north at 8005 NE 175th Street is a one-story, wood-framed house (King County Assessor 2020) (see **Figure 8-259** (8005 NE 175th Street, view southwest) and **Figure 8-260** (8005 NE 175th Street, view southeast)). It occupies a long, narrow lot within in a heavily wooded area, south of Bothell Way NE and the Burke-Gilman Trail. Another residence (8015 NE 175th Street) is located to the east of the building and is evaluated separately. The building is rectangular in plan and is 2,150 square feet, including a finished basement. It sits on a raised poured-concrete foundation, is clad in clapboards and is topped by a side-gabled roof. The facade features a recessed porch on the east side under a roof supported by three wood posts. An off-center doorway is accessed via wood stairs with a simple wood railing. The entry is flanked by a 16-light, wood-framed window at each side. The house has minimal overhanging eaves. The east elevation contains two basement-level windows and two first-floor openings, including a one-over-one, double-hung, wood-framed window and six-light, fixed corner window. An exterior brick chimney is located on the west elevation. The rear elevation is not visible from the ROW. A detached, one-story structure is located to the southeast.



Figure 8-259 8005 NE 175th Street, view southwest



Figure 8-260 8005 NE 175th Street, view southeast

Integrity

From its period of construction (1944), the Minimal Traditional residence at 8005 NE 175th Street NE retains integrity of location, design, materials, workmanship, feeling and association, because it remains a relatively intact single-family residence on its original parcel. It no longer retains integrity of setting, because the original surrounding residential neighborhood has been replaced with commercial development.

Evaluation

The residence at 8005 NE 175th Street was constructed in 1944, a period of World War II era residential development in Kenmore, but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an intact example of a Minimal Traditional residence, as evidenced by its massing and multilight wood-framed windows. The Minimal Traditional residence is a common housing type with few character-defining features, although a neighborhood of intact examples could qualify as a potential historic district. This example is not distinctive as a representative of its type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can

only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance, HRA recommends the house at 8005 NE 175th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 8005 NE 175th Street not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.121 8015 NE 175th Street

Built in 1956, according to the King County Assessor, the single-family dwelling fronting north at 8015 NE 175th Street is a one-story, wood-framed house (King County Assessor 2020) (see **Figure 8-261** (8015 NE 175th Street, view southwest) and **Figure 8-262** (8015 NE 175th Street, view south)). It occupies a long, narrow lot within in a heavily wooded area, south of Bothell Way NE and the Burke-Gilman Trail. Another residence (8005 NE 175th Street) is located to the west of the house and has been evaluated separately. The L-shaped building is 1,570 square feet, rests on a poured-concrete foundation, is clad in Roman brick (lower wall) and clapboards, and is topped by a main hipped roof and cross-gabled roof to the rear (southeast) side. The facade features an off-center entry with a concrete stoop. Flanking the entry are two aluminum-framed picture windows (west) and a sliding-track window (east). The facade's west end contains an incorporated single-bay garage. The garage door is covered with plywood. The east elevation has two newer vinyl-framed windows positioned near the midsection. The rear (south) elevation is not visible from the ROW.



Figure 8-261 8015 NE 175th Street, view southwest

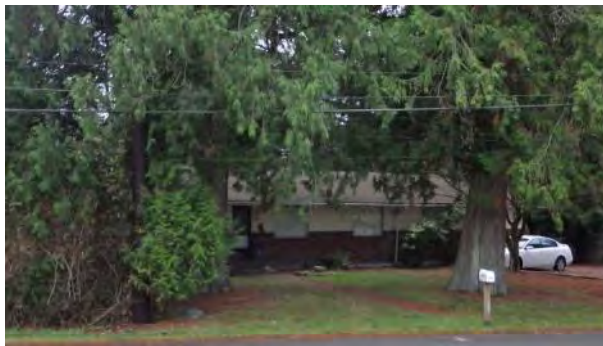


Figure 8-262 8015 NE 175th Street, view south

Integrity

From its period of construction (1956), the one-story, wood-framed residence at 8015 NE 175th Street retains integrity of location and association, because it remains a single-family residence on its original parcel. It no longer retains its integrity of setting, design, materials, workmanship or feeling due to changes in the surrounding neighborhood and alterations to the building's exterior, including window replacement.

Evaluation

The residence at 8015 NE 175th Street dates from 1956, a period of postwar residential development in Kenmore, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Ranch home, with the massing, exterior cladding (brick veneer with wood clapboards) and broad hipped roof typical of the form. The Ranch house became the most popular design for single-family houses in the West during the postwar era and into the late 1970s. This building is a modest example of a common type, and alterations have obscured its historic-period character. It does not embody the distinctive characteristics of its type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the house at 8015 NE 175th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 8015 NE 175th Street not eligible for listing in the KCRHP under any criteria (Criteria 1 through 5).

8.122 17511 NE Bothell Way

Built in 1966, according to the King County Assessor, the daycare center at 17511 NE Bothell Way is a two-story, wood-framed commercial building fronting east on NE Bothell Way (King County Assessor 2020) (see **Figure 8-263** (17551 Bothell Way NE, view southwest) and **Figure 8-264** (17551 Bothell Way NE, view northwest)). It occupies a raised site with a low stone wall along the building's east side. The Burke-Gilman Trail and the Sammamish River are located to the east. The 12,249-square-foot building is L-shaped in plan, has a poured-concrete foundation, and is clad in a combination of clapboards and T1-11 siding. The building terminates in a cross-gabled roof clad in asphalt shingles. The east-facing facade features an angled, double-door entry positioned at the juncture where the L-shaped wings meet. Fenestration includes a mix of fixed, vinyl-framed windows with simulated Craftsman dividers. A cantilevered second floor projection extends across the east elevation between the two wings. A secondary entry is located on the building's north elevation near the parking lot and is accessed via a handicap ramp with a wood railing. A water wheel is located on the east gable end of the north wing. The rear (west) elevation is not visible from the ROW.



Figure 8-263 17551 Bothell Way NE, view southwest



Figure 8-264 17551 Bothell Way NE, view northwest

Integrity

From its period of construction (1966), the building at 17511 Bothell Way NE retains integrity of location and setting, because it remains on its original parcel along Bothell's commercial corridor. Significant alterations to the building's exterior, including window replacement, additions constructed circa 1975 and fenestration changes, have diminished its integrity of design, materials, workmanship and feeling. The building, which has been converted to a Montessori school/daycare center, no longer retains its integrity of association.

Evaluation

The building at 17511 Bothell Way NE was constructed in 1966 but does not appear, based on a review of historic maps and local histories, to have any associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building's original building form, massing, materials and fenestration have been significantly altered, obscuring the building's historic-period character. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the two-story commercial structure at 17511 Bothell Way NE is not eligible for listing in the NRHP or WHP under any criteria (Criteria A through D).

At the local level, HRA recommends 17511 Bothell Way NE is not eligible for listing in the COBRHL under any criteria (Criteria A through M).

8.123 17717 NE Bothell Way

Built in 1948, according to the King County Assessor, the commercial building facing south toward 17717 NE Bothell Way is a one-story, flat-roofed structure (King County Assessor 2020) (see **Figure 8-265** (17717 Bothell Way NE, view northwest) and **Figure 8-266** (17717 Bothell Way NE, view southwest)). It occupies a raised site with a paved storage lot to the south. The Burke-Gilman Trail and the Sammamish River are located to the east. The County Assessor's records indicate that the building is associated with the adjacent parcel to the north (17909 NE Bothell Way), which is used as an auto showroom and evaluated separately. The 800-square-foot, rectangular building sits on a concrete foundation, is clad in T1-11 siding and terminates in a flat roof with exposed rafters. The primary south-facing facade is accessed via a set of wood steps to a narrow deck. Fenestration includes a sliding-track, vinyl-framed door (west) and a large, sliding-track, vinyl-framed window (east). No other openings are evident. A prefabricated outbuilding is situated at the southwest end of the parking lot.



Figure 8-265 17717 Bothell Way NE, view northwest



Figure 8-266 17717 Bothell Way NE, view southwest

Integrity

The wood-framed office building at 17717 NE Bothell Way retains integrity of location and setting, because it remains on its original parcel along Bothell's commercial corridor. It retains its integrity of association, because it continues to serve as an office building associated with the adjacent auto showroom. Alterations, including window replacement and recladding, have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The building at 17717 Bothell Way NE was built in 1948, during a period of postwar auto-related commercial development in Bothell, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). King County Assessor's records indicate that the building (Parcel no. 072605-9091) is tied to the adjacent parcel to the north (17909 NE Bothell Way), which is evaluated separately. It is operated as the Biddle Auto Showroom. Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The modest commercial structure is vernacular in style, has been altered, and does not embody the distinctive characteristics of a particular type, period, or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the one-story commercial building at 17717 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 17717 Bothell Way NE is not eligible for listing in the COBRHL under any criteria (Criteria A through M).

8.124 17909 NE Bothell Way

Built in 1948, according to the King County Assessor, the commercial building fronting east at 17909 NE Bothell Way is a one-story, masonry auto showroom situated on a prominent corner lot at the intersection of NE Bothell Way and NE 180th Street (King County Assessor 2020) (see **Figure 8-267** (17909 Bothell Way NE, view southwest) through **Figure 8-272** (17909 Bothell Way NE, Bothell *Citizen*, June 10, 1948)). The County Assessor's records indicate that the building is associated with the adjacent parcel to the south (17717 NE Bothell Way), which is used as a car lot and evaluated separately (King County Assessor 2020). The 13,751-square-foot building is L-shaped in plan, with a large, rectangular wing containing the service garage (west); a projecting auto showroom (east); and a two-story mass housing sales offices on the second floor (south). A car lot surrounds the building on three sides. The building sits on a poured-concrete foundation, is constructed of concrete block and is topped by a flat roof. Its facade is complex, featuring a plate-glass showroom at the south end and the stepped-back garage wing at the north end. The showroom includes aluminum-framed display windows across its prow front, separated by aluminum columns. The showroom's main entries are placed on the northeast and southeast

corners, featuring aluminum-framed double doors with large sidelights. Awning signage is located along the showroom's parapet, while a corrugated metal canopy is located on the garage's parapet. A large, Roman brick blade sign projects from the juncture between the showroom and service garage. The original signage is no longer intact. The garage end contains a roll-up metal door and paired, 18-light, industrial, metal-framed windows facing east. The garage's north elevation also includes overhead garage bays with tall, multilight, metal-framed windows in between. The building's south elevation includes the two-story central section containing metal-framed windows on the first floor and four large, sliding-track windows on the second floor.

A functionally related building is situated at the rear (west) of the building. It was constructed between 1963 and 1966, and consists of a long, rectangular, one-story building with side-gabled roof (King County Assessor 2020). A loading platform occupies the south end, and multiple overhead garage bays are spaced across the north side.



Figure 8-267 17909 Bothell Way NE, view southwest



Figure 8-268 17909 Bothell Way NE, view southwest



Figure 8-269 17909 Bothell Way NE, view north



Figure 8-27017909 Bothell Way NE, functionally related unit, view northwest



Figure 8-27117909 Bothell Way NE, *Bothell Citizen*, June 10, 1948



Figure 8-27217909 Bothell Way NE, *Bothell Citizen*, June 10, 1948

Integrity

From its period of construction (1948), the auto sales complex at 17909 NE Bothell Way retains integrity of location, setting and association, because it remains on its original parcel along Bothell's commercial corridor and continues to serve as an auto showroom/repair shop. Exterior alterations, including window alterations, a second story addition constructed circa 1980 and newer awning signage, have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The commercial complex at 17909 NE Bothell Way was inventoried at a reconnaissance level in 2002 but not formally evaluated for eligibility to the NRHP (DAHP 2020). The complex dates from 1948 and is directly associated with postwar commercial development in Bothell and King County,

specifically as related to the auto industry. In the postwar era, dealerships began expanding beyond urban centers, such as Seattle, into the commercial districts developing along new highways and modernized roads. Auto-related dealerships like this one are significant for their associations with development and transportation (Criterion A).

In 1930, Bernard Harrington established a Chevrolet dealership known as the Bothell Motor Company north of this location in a garage originally built by O. W. Lieske for his log-hauling business. In July 1948, Harrington moved his company into his newly constructed dealership at 17909 NE Bothell Way. A local advertisement in *The Bothell Citizen* celebrated its grand opening on June 12, 1948, showcasing the building's design (see **Figure 8-271** (17909 Bothell Way NE, Bothell Citizen, June 10, 1948) and **Figure 8-272** (17909 Bothell Way NE, Bothell Citizen, June 10, 1948)). In 1955, Bob HasBrouck purchased Harrington's Chevrolet dealership, operating it as HasBrouck Chevrolet for the next 11 years. He acquired additional land to the south in order to expand the used car operation. HasBrouck also constructed additional service buildings behind the main showroom and service garage (Klein 1992). In 1966, George Brooks "Boomer" Biddle founded Brooks Biddle Automotive at this location. The family-owned and -operated dealership has been in continuous operation here since 1966. A *Seattle Times* obituary highlighted Biddle's early fame as a football player at the University of Washington. Biddle got his start in the automobile industry at Seattle's Riach Oldsmobile dealership, where he remained until buying the Bothell dealership in 1966. His dealership "formed perhaps the most visible portal to the southern approaches of the city at the north end of Lake Washington" (Criterion B) (Whitely 1999).

Seattle architect Harold Hovind designed the auto sales and service center (Ochsner 2014). Local firm Johnson & Irelan served as the general contractor. In 1948, the *Bothell Citizen* described the newly completed, 11,000-square-foot building as "ultra modern in styling and highly functional" with reinforced concrete used throughout, including "the sweeping roof trusses of the service department, covering a span of 65 feet" (*Bothell Citizen* 1948a; *Bothell Citizen* 1948b). Other highlights included the "pleasing circular showroom, with full-length plate glass windows to give complete visibility from the exterior, and its 27-foot Roman brick pylon" (*Bothell Citizen* 1948a; *Bothell Citizen* 1948b). The building has remained a relatively intact example of a mid-20th century Moderne auto showroom, featuring the geometric massing, rounded corners, flat roofs, strip windows and polished materials typical of the era (Criterion C) (Bowers and Rosin 1992; Caldbick 2018). According to the original HPI form, the building may have been based on a General Motors manual, *Planning Automobile Dealer Properties*, which included floor layouts, exterior views and specific features required for a successful showroom, car lot and service garage. Most importantly, according to the manual, showrooms required a glass storefront like this one to make the vehicles visible from the road (General Motors 1948).

Based on its design and functionality, the building does represent a distinctive example of its type, period and method of construction. However, it is not known to be the work of a master and does not possess high artistic value. It could, however, qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on its significance and relatively high degree of integrity, HRA recommends that the auto showroom at 17909 NE Bothell Way is eligible for listing in the NRHP/WHR under Criteria A and C. The building is significant in the areas of Architecture and Community Development, with a period of significance dating to its construction in 1948. Though surveyed from the public ROW, HRA assumes the boundary for the eligible building is the historically plotted and current tax lot.

At the local level, HRA recommends 17909 NE Bothell Way is also eligible for listing in the COBHRL under Criteria A, B, D and G. Under Criterion A, it is significant for its association with Bothell's commercial development. It also possesses significance based on its strong connections with Bernard Harrington and George Brooks Biddle (Criterion B). Last, it is eligible as a distinctive local example of Moderne commercial architecture (Criterion D) and as an easily identifiable visual feature of its neighborhood (Criterion G).

8.125 18204 98th Avenue NE

According to the King County Assessor, the single-family residence at 18204 98th Avenue NE that faces west toward 98th Avenue NE was constructed in 1947. The building is a single story tall and is generally rectangular with a projection to the rear (see **Figure 8-273** (18204 98th Avenue NE, view east) and **Figure 8-274** (18204 98th Avenue NE, view southeast)). The building sits on a poured-concrete foundation, is constructed of concrete block, and is topped by a hipped, asphalt shingle roof with projecting hips on the facade. The building's primary feature is a projecting entry on the northwest corner that includes a recessed entry door paired with a multilight window to the north. South of the entry door is a large picture window and a projecting brick planter on the perimeter. The secondary north elevation includes a projection to the rear with a corner-wrapping window with horizontally divided panes. Fixed or casement windows are minimally visible on the south elevation behind mature foliage. An eyebrow-shaped vent and a chimney are centrally located.



Figure 8-273 18204 98th Avenue NE, view east



Figure 8-274 18204 98th Avenue NE, view southeast

Integrity

From its period of construction (1947), the residence at 18204 98th Avenue NE retains integrity of location, because it remains on its original parcel. Extensive development has diminished its integrity of setting. The building retains integrity of design, materials, workmanship, feeling and association, because it remains relatively unaltered on the exterior.

Evaluation

The residence at 18204 98th Avenue NE was built in 1947, during a period of postwar residential development in Bothell, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an intact example of a World War II-Era Cottage of concrete block, with distinctive features including rounded corners, recessed entry with brick planter box, original windows and projecting hipped roofs (Meijer 2015). The building's form is a common housing type, but intact examples constructed of concrete block are relatively uncommon. The building embodies the distinctive features of a World War II-Era Cottage of the period. It does not appear to represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on its significance and level of integrity, HRA recommends that the house at 18204 98th Avenue NE is eligible for listing in the NRHP and WHR under Criterion C. The building was surveyed from the public ROW, but HRA assumes the boundary of the eligible resource is the current and plotted tax lot and that its period of significance dates to its construction in 1947.

At the local level, HRA recommends 18204 98th Avenue NE is eligible for listing in the COBRHL under Criterion D.

8.126 18212 98th Avenue NE

Built in 1955, according to the King County Assessor, the single-family dwelling fronting west at 18212 98th Avenue NE is a one-story, concrete-block building (King County Assessor 2020) (**Figure 8-275** (18212 98th Avenue NE, view east) and **Figure 8-276** (18212 98th Avenue NE, view southeast)). It is situated adjacent to two similar residences (18204 and 18220 98th Avenue NE) at the edge of Bothell's commercial core, one of which is evaluated separately as part of the current project. The L-shaped building is 920 square feet, sits on a poured-concrete foundation and terminates in a cross-hipped roof. A driveway along the building's south side leads to an attached garage. The facade features an off-center entry flanked by aluminum-framed, corner picture windows at both ends. Windows feature simple concrete sills and no trim. The hipped roof overhang incorporates a recessed front porch supported by four metal posts. The concrete entry patio is enclosed by a low, stone veneer planter wall to the south. At the facade's south end, a recessed hipped-roof wing incorporates the garage bay with a large, wood-paneled overhead door. A concrete-block chimney is positioned on the cross-hipped roof slope. The south elevation has a sliding-track, aluminum-framed window positioned on the upper wall, below the roof overhang. The north and rear (east) elevations are screened by a wood fence and are not visible from the ROW.



Figure 8-275 18212 98th Avenue NE, view east



Figure 8-276 18212 98th Avenue NE, view southeast

Integrity

From its period of construction (1955), the one-story, concrete block residence at 18212 98th Avenue NE retains integrity of location, design, materials, workmanship, feeling and association, because it remains a single-family residence on its original parcel and remains relatively intact. It does not retain integrity of setting, due to surrounding development.

Evaluation

The residence at 18212 98th Avenue NE was built in 1956, during a period of postwar residential development in Bothell, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an intact, modest example of an early (or transitional) Ranch house, with some features of the World War II Era Cottage, evident in its one-story, horizontal volume, broad hipped roof, recessed entry porch and corner picture windows (Meijer 2015). The building's form is a common housing type with few character-defining features from the historic period apart from its massing and corner windows. It is not a distinctive example of a particular type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the house at 18212 98th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, after consultation with the City of Bothell, HRA recommends 18212 98th Avenue NE eligible for listing in the COBRHL under Criterion D.

8.12718220 98th Avenue NE

Built in 1959, according to the King County Assessor, the multifamily dwelling fronting west at 18220 98th Avenue NE is a one-story, wood-framed building (King County Assessor 2020) (see **Figure 8-277** (18220 98th Avenue NE, view east) and **Figure 8-278** (18220 98th Avenue NE, view northeast)). It is situated adjacent to two similar residences (18204 and 18212 98th Avenue NE), one of which is evaluated separately as part of the current project. The 2,332-square-foot building is rectangular in plan; sits on a poured-concrete foundation; and is clad in a combination of clapboards, brick veneer and vertical wood siding. It terminates in a cross-hipped roof clad in asphalt shingles. The facade features an off-center entry flanked by aluminum-framed windows. The north side has projecting brick end walls encasing a built-in brick planter below a large, sliding-track picture window. The north elevation is partially clad in brick veneer and has two entries, which provide access to the other residential units. The south elevation, which is clad in a combination of vertical wood siding (west) and horizontal clapboard (east), has a single entry at the rear side. Two aluminum-framed windows are located on the rear (east) elevation.



Figure 8-277 18220 98th Avenue NE, view east



Figure 8-278 18220 98th Avenue NE, view northeast

Integrity

From its period of construction (1959), the building at 18220 98th Avenue NE retains integrity of location, feeling and association, because it remains a multifamily residence on its original parcel. It no longer retains its integrity of setting, design, materials or workmanship, because it is surrounded by new and taller multifamily, mixed use and commercial development and has been altered.

Evaluation

The multifamily residence at 18220 98th Avenue NE was built in 1959 and is an example of Bothell's postwar residential development, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). It is a modest example of an early (or transitional) Ranch house with the hipped roof of a World War II Era Cottage, as is typical of the type (Meijer 2015). The building is an examples of a common housing type with few character-defining features from the historic period apart from its massing and materials. It is not a distinctive example of a particular type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can

only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the building at 18220 98th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 18220 98th Avenue NE not eligible for listing in the COBRHL under any criteria (Criteria A through M).

8.128 18323 98th Avenue NE

According to the King County Assessor, the professional services building at 18323 98th Avenue NE was constructed in 1973 (King County Assessor 2020). The building is a single story, rectangular in plan and faces east toward 98th Avenue NE (See **Figure 8-279** (18323 98th Avenue NE, view northwest) and **Figure 8-280** (18323 98th Avenue NE, view southwest)). The building is surrounded by new, multistory housing. It sits on a poured-concrete foundation, is clad in wood boards above a skirt of decorative concrete block on the facade, and is topped by a flat roof with hipped, asphalt shingle eaves. The building includes a narrow internal walkway with concrete ramp partially covered by a gabled awning. To the rear, a portion of the building includes a second story with an eave over the ground floor. Windows are vinyl-framed and appear on the facade and side elevations in groups of two to four. Signage identifies the building as a medical and dental clinic. The King County Assessor notes that the building was partially remodeled in 2015 (King County Assessor 2020).



Figure 8-279 18323 98th Avenue NE, view northwest



Figure 8-280 18323 98th Avenue NE, view southwest

Integrity

From its period of construction (1973), the building at 18323 98th Avenue NE appears to retain integrity of location, although extensive multistory development has diminished its integrity of setting. The building does not retain integrity of design, materials, workmanship, feeling or association due to alterations and additions, including window and siding replacement and alterations to individual suites.

Evaluation

The building at 18323 98th Avenue NE was constructed in 1973. The building has served as a professional building for medical and dental professionals since at least the 1980s, according to ads found in the *Seattle Times* (*Seattle Times* 1983). Based on a review of historic maps and local histories, it does not appear to have any important associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Modern professional services building with few historic-period details apart from its massing. It does not embody the distinctive characteristics of a particular type, period or method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the building at 18323 98th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 18323 98th Avenue NE not eligible for listing in the COBRHL under any criteria (Criteria A through M).

8.129 9815 NE 188th Street

According to the King County Assessor, buildings A, B, C and D of the Pop Keeney Stadium at 9815 NE 188th Street were constructed in 2009 and 2010. A former ticket booth was demolished in 2010 (King County Assessor 2020). The assessor does not give a date of construction for the playfield itself, and archival research indicated that a stadium has been at this location since the 1920s. It was a “mud-prone patch of land that used to be an orchard,” according to a story in the *Everett Herald*, before it was renovated in 1968, “when the open-air bleachers were replaced with covered stands,” and then again in 2010, when most of the existing buildings and structures were added (*Everett Herald* 2017; King County Assessor 2020). A comparison of historic-period aerial photographs indicates that the only building or structure left at this location that may date from the historic period is the far grandstand with official’s box (see **Figure 8-281** (Pop Kenney Stadium, 9815 NE 188th Street, view west) and **Figure 8-282** (Grandstand at Pop Keeney Stadium, 9815 NE 188th Street, view northwest)) (NETROnline 2020). The remainder of the stadium, including the finished playfield and all buildings, date from the early 21st century.

The grandstand, which is minimally visible from the public ROW, was designed by architectural firm Hovind, Harthorne, and Smith, which specialized in school buildings, and built by Vaux Construction Company (Ochsner 2014; *Seattle Times* 1966c). It first appears in aerial photos in 1968 (NETROnline 2020). Survey indicates that the structure includes a concrete rear wall, a steel post-and-beam shell to support the roof, a suspended official’s box of wood with wood-framed windows and permanent (plastic or other manufactured material) bench seating. A deep flat roof extends over the entire seating area. “Pop Keeney Stadium” is painted on the eave. The grandstand is built into a sloping berm and faces the football field and additional buildings to the east.



Figure 8-281 Pop Keeney Stadium, 9815 NE 188th Street, view west



Figure 8-282 Grandstand at Pop Keeney Stadium, 9815 NE 188th Street, view northwest

Integrity

From its period of construction (ca. 1920s), Pop Keeney Stadium at 9815 NE 188th Street retains integrity of location, although extensive alterations and additions have diminished its integrity of setting, design, materials, workmanship, feeling and association. From its period of construction (1968), the eastern grandstand retains integrity of location, design, materials, workmanship and association but does not retain integrity of setting or feeling.

Evaluation

An early playfield was located at 9815 NE 188th Street, the location of today's Pop Keeney Stadium, in the 1920s, although the only remaining historic-period feature is the western grandstand, which dates to 1968. Pop Keeney Stadium is the home field for the Northshore School District high schools and was named after early football coach, Harold "Pop" Keeney, in 1953, when Bothell High School opened (*Everett Herald* 2017). The stadium, as the longtime location of a high school playfield, is associated with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research suggests that the early playfield held a strong association with the life of Pop Keeney, although all the extant resources, including the buildings, the grandstands and the playfield, postdate his time as football coach and are not associated with Keeney or the lives of other significant persons (Criterion B). The grandstand, as the only historic-period resource, is an example of a Modern sports structure but does not include the character-defining features of the era, such as wood benches, although it includes an official's box with the wood siding and windows typical of 1960s Modern construction. It was built by a firm known for school construction but not specifically for sports facilities. No other resource associated with Pop Keeney Stadium is compatible with this feature. The grandstand does not embody the distinctive characteristics of a particular type, period or method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the structure was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of integrity, HRA recommends that Pop Keeney Stadium is not eligible for listing the NRHP or WHR under any criteria (Criteria A through D). The western grandstand, as the single historic-period feature of the stadium, does not possess sufficient significance and integrity to qualify independently. Based on a lack of significance and integrity, HRA recommends that the western grandstand and the surrounding Pop Keeney Stadium are not eligible for listing the NRHP or WHR under any criteria (Criteria A through D).

At the local level, after consultation with the City of Bothell, HRA recommends the western grandstand at Pop Keeney Stadium at 9815 NE 188th Street eligible for listing in the COBRHL under Criteria B and G.

8.130 19425 112th Avenue NE

Built in 1955, according to the King County Assessor, the single-family dwelling at 19425 112th Avenue NE is a one-story, wood-framed house above a daylight basement fronting east on 112th Avenue NE (King County Assessor 2020) (see **Figure 8-283** (19425 112th Avenue NE, view northwest) through **Figure 8-284** (19425 112th Avenue NE, view southwest)). It is set back on a sloped lot, at the edge of the University of Washington-Bothell campus and the Parkhurst housing development. The building is rectangular in plan and is 2,590 square feet, including a 440-square-foot daylight basement. It sits on a poured-concrete foundation and is clad in a combination of wood shingles (lower level) and vertical wood siding (main level). The building terminates in a hip-on-hip roof clad in asphalt shingles. The east-facing facade has a partial daylight basement at the north end and an entry flanked by vinyl-framed, sliding-track windows. A set of concrete steps leads to the main entry, which is positioned off-center and slightly recessed from the facade. A bank of four picture windows flanks the entry to the south. Two sliding-track, vinyl-framed windows are positioned on the north side. At the south end of the facade is a sliding-track, vinyl-framed door. A brick chimney is located at the main hipped roof ridgeline. Secondary elevations are not visible from the ROW. A detached, flat-roofed garage is located to the south of the house.



Figure 8-283 19425 112th Avenue NE, view northwest



Figure 8-284 19425 112th Avenue NE, view southwest



Figure 8-285 19425 112th Avenue NE, view west



Figure 8-286 19425 112th Avenue NE, view northwest

Integrity

From its period of construction (1955), the residence at 19425 112th Avenue NE retains integrity of location, because it remains on its original parcel. It no longer retains its integrity of setting, design, materials, workmanship, feeling or association, because it is now surrounded by new residential development, has been converted to office use, and has been altered by window and door replacements.

Evaluation

The building at 19425 112th Avenue NE, which dates from 1955, is an example of Bothell's post-war residential development. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to

the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a typical example of a raised Ranch home, with its linear form, horizontal emphasis, combination exterior cladding (clapboards and vertical wood siding), and broad hipped roof. The Ranch house became the most popular design for single-family houses in the West during the postwar era into the late 1970s. This is a modest example of the common residential type, and alterations have obscured its historic-period character. It is not a distinctive example of its type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the raised Ranch house at 19425 112th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

Likewise, HRA recommend 19425 112th Avenue NE not eligible for listing in the COBRHL under any criteria of significance (Criteria A through M).

8.131 10304 NE 185th Street

The residence at 10304 NE 185th Street was built in 1900, according to the King County Assessor, although this date appears to be in error, based on historical records. The building's actual date of construction is likely circa 1912 (Group Architect 2017; Wilma 2003). The vernacular residence at 10304 NE 185th Street is a 1.5-story, wood-framed house fronting south on NE 185th Street (King County Assessor 2020) (see **Figure 8-287** (10304 NE 185th Street, view northwest) and **Figure 8-288** (10304 NE 185th Street, view southeast)). It faces south on a corner lot at the intersection with 103rd Avenue NE. The building has a skirted foundation, likely post and beam, and an L-shaped plan with a rectangular, primary mass and a one-story wing (rear sunroom or sunporch) off the northeast corner. The 1,310-square-foot residence is clad in shiplap siding and terminates in a cross-gabled roof sheathed in asphalt shingles. The roof eaves have simple wood fascia boards with no ornamentation. The south-facing facade features a full-length, shed-roofed porch supported by wood posts with a set of wood stairs. The first- and second-floor openings are covered with plywood, including the off-center entry and paired gable windows. It appears that the original wood-framed windows have been removed. The front porch wraps around to the building's east side. All of the windows are boarded up on this elevation. The rear (north) elevation, with its hipped-roof sunporch, includes covered windows on the first floor and intact one-over-one, double-hung, wood-framed windows in the gable. An exterior brick chimney is located on the west elevation. All of the windows on this elevation are enclosed with plywood. A detached two-bay garage is situated at the building's rear (northwest) corner. Signage installed on the parcel indicates that the building is scheduled for demolition and is to be replaced with a 13-unit multifamily building.



Figure 8-287 10304 NE 185th Street, view northwest



Figure 8-288 10304 NE 185th Street, view southeast

Integrity

From its period of construction (1900), the residence at 10304 NE 185th Street retains integrity of location, because it remains on its original parcel. The building no longer retains integrity of setting, design, materials, workmanship, feeling or association, because it is now surrounded by multifamily apartment buildings and commercial development, is vacant, and appears to have lost its original windows. The building is scheduled for demolition and is to be replaced by a 13-unit multifamily building.

Evaluation

A 2017 historic structures report (HSR) for the house at 10304 NE 185th Street does not include a determination of eligibility at the local, state or national level (Group Architect 2017); nor does DAHP's WISAARD database, although the building has been recommended eligible by previous surveyors (DAHP 2020). The residence, believed to be constructed circa 1912, is a vernacular farmhouse representative of early 20th century development in Bothell. The parcel was plotted as Woody's First Addition in 1907, according to the HSR, when it was owned by an early pioneer family by the name of Hohmann. A 1908 *Bothell Sentinel* advertisement lists a "Hohmann & Elliott" real estate, loans and insurance company specializing in ranches and country homes, but it is not clear whether the same family developed the land at this location. The building does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A).

Anna M. Fryer acquired the parcel addressed as 10304 NE 185th Street in 1907 and sold it to Ira and Cornelia A. Penny one year later. The extant house was likely built sometime between 1909 and 1912, when it first appeared on a Sanborn Fire Insurance Map (Group Architect 2017; Wilma 2003). Subsequent owners included Frank and Emily Schmitz (1923) and Arthur and Jessie Dakers (1928). Jessie Dakers was active in the Bothell Women's Club and American Women's Voluntary Services and was honored as a Red Cross volunteer in 1946 (Group Architect 2017). The house may be significant for its association with Jessie Dakers (Criterion B).

In terms of architectural character, the modestly adorned house features many of the characteristics of an earlier style generally defined as a vernacular, folk or Victorian-era farmhouse, including the steeply pitched, front-gabled roof, wrap-around porch and symmetrical facade (McAlester 2018). The style was especially popular in rural areas in the western part of the United States during the late 19th and early 20th centuries, and often was found in rural Northwest communities in association with farming and dairying. While the building may have been constructed as a good example of its type, significant material loss has altered its historic-period character. The building no longer represents a distinctive example of its type, period and method of construction. It does not represent the work of a master or possess high artistic value. However, it could qualify as a contributing resource to a historic district of early-20th century resources in Bothell, were such a district present (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a loss of integrity, HRA recommends that the vernacular dwelling at 10304 NE 185th Street is not eligible for individual listing in the NRHP or WHR under any criteria (Criteria A through D), although it could qualify as a contributing resource to a potential historic district of early-20th century residential housing in Bothell under Criterion C, were such a district present.

At the local level, HRA recommends 10304 NE 185th Street eligible for listing in the COBRHL as a distinctive local example of vernacular or folk housing (Criterion D). It is also eligible under Criterion G as an easily identifiable visual feature of its neighborhood due to its prominent location. Though surveyed from the public ROW, HRA assumes the boundary for the eligible resource is the historically plotted and current tax lot.

8.132 18421 104th Avenue NE

The former single-family residence (converted to insurance offices in 2011) at 18421 104th Avenue NE was constructed in 1939, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-289** (18421 104th Avenue NE, view west) and **Figure 8-290** (18421 104th Avenue NE view south)). The building, which is a single story atop a daylight basement, includes 1,620 square feet and faces west toward 104th Avenue NE and has a formerly detached garage that was attached by a small breezeway to the rear elevation (east) in 2013. The building sits on a concrete-block foundation, is clad in decorative shiplap boards and is topped by a side-gabled roof of asphalt shingles. The building's facade includes a central entry with a small porch and a projecting bay with metal-framed windows under a slightly projecting eave. The porch is approached by a stair with wood railing and includes lattice and wood posts. The building's secondary north elevation includes one corner-wrapping window and other fixed lights and no eaves. The breezeway is a walkway with lattice and wood posts supporting a gabled roof covered in asphalt shingles. The garage is gabled, includes an overhead door and has been enlarged to the west by a shed roof addition with pedestrian door.



Figure 8-289 18421 104th Avenue NE, view west



Figure 8-290 18421 104th Avenue NE view south

Integrity

From its period of construction (1939), the offices at 18421 104th Avenue NE retains integrity of location and setting, although alterations and additions including porch alterations, a garage expansion, window replacement and a change of use, have diminished its integrity of design, materials, workmanship, feeling and association.

Evaluation

The building at 18421 104th Avenue NE was constructed in 1939 as a modest example of a Minimal Traditional residence, a Depression-era type. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a Minimal Traditional residence, retaining the basic form but lacking the residential use, wood windows, porch details and detached garage typical of the type. It is not a distinctive example of its type, period or method of construction. It does not represent the work of a master; does not possess high artistic values;

and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the offices (former residence) at 18421 104th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

Likewise, HRA recommends 18421 104th Avenue NE not eligible for listing in the COBRHL under any criteria of significance (Criteria A through M).

8.133 18504 104th Avenue NE

The single-family raised Ranch at 18504 104th Avenue NE was constructed in 1959, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-291** (18504 104th Avenue NE, view east) and **Figure 8-292** (18504 104th Avenue NE, view north)). The building faces west toward 104th Avenue NE and is 2,060 square feet. It sits on a poured-concrete foundation, is clad in lapped wood boards with a panel of wood sheet under the eaves, and is topped by a hipped roof covered in asphalt shingles. The building's facade includes a central recessed entry approached by a concrete stair with tiered planter boxes. The entry is flanked north and south by vinyl-framed sliding windows on both the upper and lower floors. The building's bottom level includes a two-car garage on the south end. Secondary elevations include additional vinyl-framed windows. A large exterior chimney is located on the building's north wall.



Figure 8-291 18504 104th Avenue NE, view east



Figure 8-292 18504 104th Avenue NE, view north

Integrity

From its period of construction (1959), the residence at 18504 104th Avenue NE retains integrity of location, setting, feeling and association, because it remains a residence on its original parcel. Alterations including extensive window replacement have diminished its integrity of design, materials and workmanship.

Evaluation

The building at 18504 104th Avenue NE was constructed in 1959 as a modest example of a raised Ranch house, a popular style throughout the Northwest and beyond. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a raised Ranch residence with the typical plan, but without the wood-framed or aluminum-framed windows typical of the type. It is not a distinctive example of its type, period or method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the residence at 18504 104th Avenue NE not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

Likewise, HRA recommends 18504 104th Avenue NE not eligible for listing in the COBRHL under any criteria of significance (Criteria A through M).

8.134 10412 NE 185th Street

According to the King County Assessor, the single-family residence at 10412 NE 185th Street was constructed in 1960 (King County Assessor 2020). The residence is a rectangular split-entry, two stories tall with an attached carport facing south toward NE 185th Street (See **Figure 8-293** (10412 NE 185th Street, view northwest) and **Figure 8-294** (10412 NE 185th Street, view northeast, indicating privacy measures and the resource's separation from the street)). The building sits on a poured-concrete foundation, is clad in horizontal boards, and is topped by a shallow, side-gabled, asphalt shingle roof. The facade of the building includes a central entry door paired with a full-height sidelight and topped by a fixed transom. Flanking the entry to the west are two stories of three-part, vinyl-framed windows. To the east are two stories of sliding, vinyl-framed windows and a single-car garage. An attached carport is located to the east. Secondary elevations are minimally visible. The building is well shielded from NE 185th Street by mature foliage and a fenced-in front yard at the west end of the building. A wide, paved parking area is located on the east half of the parcel.



Figure 8-293 10412 NE 185th Street, view northwest



Figure 8-294 10412 NE 185th Street, view northeast, indicating privacy measures and separation of the resource from the street

Integrity

From its period of construction (1960), the residence at 10412 NE 185th Street retains integrity of location, setting and association, because it remains on its original parcel. Alterations and replacements, including incompatible window replacement and the addition of a carport, have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 10412 NE 185th Street was constructed in 1960. The building is an example of a Modern split-entry residence, a popular type and style throughout the Northwest and beyond. Based on a review of historic maps and local histories, it does not appear to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a Modern split-entry with the typical plan but without the typical wood-framed or aluminum-framed windows. It is not a distinctive example of its type, period or method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the residence at 10412 NE 185th Street not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

Likewise, HRA recommends 10412 NE 185th Street not eligible for listing in the COBRHL under any criteria of significance (Criteria A through M).

8.135 10418 NE 185th Street

According to the King County Assessor, the single-family residence at 10418 NE 185th Street was constructed in 1962 (King County Assessor 2020). The residence is a rectangular split-entry, two-story building with a lower-level, two-car garage and faces south toward NE 185th Street (see **Figure 8-295** (10418 NE 185th Street, view north) and **Figure 8-296** (10418 NE 185th Street, view northwest)). The building sits on a poured-concrete foundation, is clad in cement-board siding, and is topped by a shallow, side-gabled, asphalt shingle roof. The facade of the building includes a central entry door paired with a half-height sidelight and topped by a fixed transom. West of the entry is a two-story projection with wide, fixed and operable vinyl-framed windows on both floors. To the east of the entry are vinyl-framed sliding windows above two overhead garage doors. A chimney is located on the west elevation and a secondary pedestrian entry on the east.



Figure 8-295 10418 NE 185th Street, view north



Figure 8-296 10418 NE 185th Street, view northwest

Integrity

From its period of construction (1962), the residence at 10418 NE 185th Street retains integrity of location, setting and association, because it remains on its original parcel. Alterations and replacements, including incompatible siding and window replacement, have diminished the building's integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 10418 NE 185th Street was constructed in 1962. The building is an example of a Modern split-entry residence, a popular type and style throughout the Northwest and beyond. Based on a review of historic maps and local histories, it does not appear to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a Modern split-entry with the typical plan but without the typical materials, including wood or aluminum windows and wood siding. It is not a distinctive example of its type, period or

method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the residence at 10418 NE 185th Street not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

Likewise, HRA recommends 10418 NE 185th Street not eligible for listing in the COBRHL under any criteria of significance (Criteria A through M).

8.136 10909 NE 185th Street

Built in 1968, according to the King County Assessor, the administrative office building at 10909 NE 185th Street faces west toward a parking lot situated at the edge of the University of Washington – Bothell campus. The one-story, 28,716-square-foot building is set on a gently sloped site with a manicured lawn and evergreen trees along the north side (King County Assessor 2020). The building is irregular in plan, sits on a poured-concrete foundation, is clad in vertical wood siding and is topped by a flat roof with a generous overhang (see **Figure 8-297** (10909 NE 185th Street, view northeast) and **Figure 8-298** (10909 NE 185th Street, view southeast)). The building is characterized by its low-slung, horizontal emphasis and symmetrical fenestration. The main entrance is located at the south end of the building, which is covered by a flat-roofed canopy supported by wood columns and exposed beams. The facade features large, sliding-track and fixed, metal-framed windows. The building's northwest end has a taller, one-story corner wing with large fixed windows and upper sliding-track/fixed windows. The north elevation contains projecting end walls.



Figure 8-297 10909 NE 185th Street, view northeast



Figure 8-298 10909 NE 185th Street, view southeast

Integrity

From its period of construction (1968), the institutional building at 10909 NE 185th Street retains integrity of location and setting, because it remains on its original parcel. The building no longer retains integrity of design, materials, workmanship, feeling or association, because of window replacement and a change of use. The former nursing home has been converted to administrative offices.

Evaluation

The institutional building at 10909 NE 185th Street was built in 1968 during a period of postwar development in Bothell. Designed as a 135-bed skilled nursing facility known as the Northshore Manor Nursing Home, it was constructed by the Enatai Construction Company of Bellevue. When it opened, the 45-room nursing and convalescent home was operated by a non-profit Christian organization, West Valley Nursing Home, Inc., and was described as “one of the most modern nursing homes in the Northwest” (*Northshore Citizen* 1969). The building does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not reveal any association of the resource with the lives of significant persons (Criterion B). JPC Architects remodeled the building to convert it to a student orientation center and administration offices for the University of Washington – Bothell campus. Today, the building is a modest example of its type, featuring few historic-period features apart from its massing. It does not appear to represent the work of a master, possess high artistic values, or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the former nursing home at 10909 NE 185th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

At the local level, HRA recommends 10909 NE 185th Street not eligible for listing in the COBRHL under any criteria (Criteria A through M).

8.137 18607 Beardslee Boulevard

According to the King County Assessor, the single-family residence at 18607 Beardslee Boulevard was constructed in 1950 (King County Assessor 2020). The building is L-shaped in plan with a projection off the south end of the building (see **Figure 8-299** (18607 Beardslee Boulevard, view northwest) and **Figure 8-300** (18607 Beardslee Boulevard, view west)). The building is a single story and faces southeast toward Beardslee Boulevard. The building sits on a poured-concrete foundation, is clad in vinyl siding, and is topped by a cross-gabled roof with minimal eaves. The building includes a wood stair and porch to an off-center entry door with three vinyl-framed windows to the north, one with vinyl grids. South of the entry, an altered projection, likely a former garage or an addition, includes sliding vinyl-framed windows with internal grids topped by a small vinyl-framed sliding window. Side elevations are minimally visible but include additional vinyl-framed windows. The building includes a central chimney.



Figure 8-299 18607 Beardslee Boulevard, view northwest



Figure 8-300 18607 Beardslee Boulevard, view west

Integrity

From its period of construction (1950), the residence at 18607 Beardslee Boulevard retains integrity of location, setting and association, although alterations, including incompatible window and siding replacement along with a possible addition or garage conversion, have diminished the building's integrity of design, materials, workmanship and feeling.

Evaluation

The single-family residence at 18607 Beardslee Boulevard was constructed in 1950. The building is an altered example of an early Modern Ranch home, a popular style and form found throughout the Northwest and beyond. Based on a review of historic maps and local histories, it does not appear to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a Modern Ranch without the character-defining features of the type, including an attached garage, wood or aluminum materials, and a picture window emphasizing its horizontal plan. It is not a distinctive example of its type, period or method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the residence at 18607 Beardslee Boulevard not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

Likewise, HRA recommends 18607 Beardslee Boulevard not eligible for listing in the COBRHL under any criteria of significance (Criteria A through M).

8.138 18605 Beardslee Boulevard

The single-story residence at 18605 Beardslee Boulevard was constructed in 1967, according to the King County Assessor (King County Assessor 2020) (see **Figure 8-301** (18605 Beardslee Boulevard, view west) and **Figure 8-302** (18605 Beardslee Boulevard, view northwest)). While the building appears to be an example of an early Ranch house, aerial photos confirm that it was constructed in the 1960s (NETROnline 2020). The building is a total of 1,560 square feet and faces east away from Beardslee Boulevard and toward a large parcel with added basketball court. The building is minimally visible behind mature foliage but appears to be rectangular with a central entry. The building's foundation is not visible, but the building is clad in wood boards and is topped by a side-gabled roof covered in asphalt shingles with decorative barge boards. Visible windows are aluminum framed. The building includes a wood deck to the rear (west). Aerial photos suggest a detached garage is located to the east.



Figure 8-301 18605 Beardslee Boulevard, view west



Figure 8-302 18605 Beardslee Boulevard, view northwest

Integrity

From its period of construction (1967), the residence at 18605 Beardslee Boulevard retains integrity of location, setting, design, materials, workmanship, feeling and association, because it continues to serve as a residence on its original parcel and appears relatively unaltered.

Evaluation

The building at 18605 Beardslee Boulevard was constructed in 1967 as a modest example of a small, rectangular Ranch house, which is considered the most popular mid-century housing type. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Ranch residence with a small, rectangular plan, but it lacks other characteristics of the type, including, for instance, a mix of materials on the facade; a wide, horizontal plan; and an attached garage. It is not a distinctive example of its type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a

significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the residence at 18605 Beardslee Boulevard not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

Likewise, HRA recommends 18605 Beardslee Boulevard not eligible for listing in the COBRHL under any criteria of significance (Criteria A through M).

8.139 18623 Beardslee Boulevard

The rectangular raised Ranch house located at 18623 Beardslee Boulevard was constructed in 1960, according to the King County Assessor (King County Assessor 202) (see **Figure 8-303** (18623 Beardslee Boulevard, view west) and **Figure 8-304** (18623 Beardslee Boulevard, view northwest)). The building is a total of 2,690 square feet and faces east toward Beardslee Boulevard. It sits on a poured-concrete foundation and is clad, on the upper level, in lapped wood boards. The lower level, which has been converted from parking to a separate unit, is clad in bare wood shingles. The building is topped by a hipped roof covered in asphalt shingles. The building's central entry is located on the upper level and is approached by a stair with wood railing. The recessed entry is flanked by aluminum-framed windows to the north and south. The lower level includes an added pedestrian door and vinyl-framed sliding windows.



Figure 8-303 18623 Beardslee Boulevard, view west



Figure 8-304 18623 Beardslee Boulevard, view northwest

Integrity

From its period of construction (1960), the residence at 18623 Beardslee Boulevard retains integrity of location, setting and association, because it continues to serve as a residence on its original parcel. Garage conversion, along with incompatible siding and windows, has diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The building at 18623 Beardslee Boulevard was constructed in 1960 as a modest example of a raised Ranch house, a popular style throughout the Northwest and beyond. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a raised Ranch residence with the typical plan but without the typical lower-level garage. It is not a distinctive example of its type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the residence at 18623 Beardslee Boulevard not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

Likewise, HRA recommends 18623 Beardslee Boulevard not eligible for listing in the COBRHL under any criteria of significance (Criteria A through M).

8.140 18705 Beardslee Boulevard

The single-story, L-shaped Ranch house at 18705 Beardslee Boulevard was constructed in 1954, according to the King County Assessor (King County Assessor 2020) (**Figure 8-305** (18705 Beardslee Boulevard, view southwest) and **Figure 8-306** (18705 Beardslee Boulevard, view west)). The building includes a total of 2,080 square feet and faces generally east toward Beardslee Boulevard. The building sits on a poured-concrete foundation and is clad in lapped wood boards under a layer of decorative wood sheet below the eaves. The building features numerous wood and oversized vinyl-framed windows across its facade. The primary entry door is tucked under the eave of the northern projection. A second pedestrian door is located to the south. Aerial photos indicate that a detached garage is located to the rear (west) and that a large uncovered patio has been added to the facade (Google Earth 2020).



Figure 8-305 18705 Beardslee Boulevard, view southwest



Figure 8-306 18705 Beardslee Boulevard, view west

Integrity

From its period of construction (1954), the residence at 18705 Beardslee Boulevard retains integrity of location, setting and association, because it continues to serve as a residence on its original parcel. Numerous alterations, including incompatible window replacements and a new patio, have diminished its integrity of design, materials, workmanship and feeling.

Evaluation

The residence at 18705 Beardslee Boulevard was constructed in 1954 as a Ranch house, a popular style throughout the Northwest and beyond, during a period of postwar construction in the area. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a Ranch residence with the wide rectangular plan but few other features typical of the type, including wood or aluminum-framed windows and an attached garage. It is not a distinctive example of its type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the residence at 18705 Beardslee Boulevard not eligible for listing in the NRHP or WHR under any criteria (Criteria A through D).

Likewise, HRA recommends 18705 Beardslee Boulevard not eligible for listing in the COBRHL under any criteria of significance (Criteria A through M).

9 SUMMARY OF BUILT-ENVIRONMENT ELIGIBILITY

HRA conducted a built-environment survey of 142 buildings and structures within the AI and recommends that 23 be determined eligible for listing in local, state or national registers of historic places (see **Table 9-1** (Built-environment resources in the AI recommended eligible for listing in the NRHP or local registers)). In addition to these 23, one additional resource was previously determined eligible for listing in the NRHP and one was listed, as shown in **Table 9-2** (Built-environment resources in the AI listed or determined eligible for the NRHP). While most resources are eligible under some combination of Criterion A and/or Criterion C, not all possess sufficient significance or integrity to be individually eligible. Seven surveyed resources only possess sufficient significance and integrity to be eligible as contributing resources to a historic district, were such a district present. At this time, however, the AI does not overlap any listed or eligible historic districts.

Table 9-1 Built-environment resources in the AI recommended eligible for listing in the NRHP or local registers

	Parcel	Street Address	City	Build Date	Resource Type	HRA's Eligibility Recommendation
1.	2026049004	1000 NE 135th Street	Seattle	1930	Jackson Park Golf Course	NRHP/WHR: Eligible under Criteria A and C; Local Register: Eligible as SCL* under Criteria A and C
2.	6632900010	1250 NE 145th Street	Shoreline	1964	Park Ridge Care Center	NRHP/WHR: District eligible under Criterion C; Local Register: Eligible for KCRHP under Criterion 3
3.	6632300641	1249 NE 145th Street	Seattle	1948	CenturyLink telecommunications	NRHP/WHR: Eligible under Criteria A and C; Local Register: Eligible as SCL under Criteria A and C
4.	6632300280	14360 15th Avenue NE	Seattle	1975	Washington Federal Savings and Loan	NRHP/WHR: Eligible under Criteria A and C; Local Register: Eligible as SCL under Criteria C, D and E
5.	7663700391	14378 30th Avenue NE	Seattle	1970	Jackson Park House apartments	NRHP/WHR: Eligible under Criteria A and C; Local Register: Eligible as SCL under Criteria A, C and D
6.	649300250	2818 NE 145th Street	Shoreline	1965	Shoreline Health and Rehab Center	NRHP/WHR: Eligible under Criterion C Local Register: Eligible for KCRHP under Criterion 3
7.	6744700360	15530 Bothell Way NE	Lake Forest Park	1965	Multifamily housing: "Thundalarra"	NRHP/WHR: Eligible under Criterion C
8.	7740100025	16210 39th Avenue NE	Lake Forest Park	1953	Residence	NRHP/WHR: Eligible under Criterion C
9.	7738500451	16154 Bothell Way NE	Lake Forest Park	1955	Residence	NRHP/WHR: District eligible under Criterion C
10.	7738500460	16242 Bothell Way NE	Lake Forest Park	1952	Residence	NRHP/WHR: District eligible under Criterion C
11.	7738500115	16709 41st Avenue NE	Lake Forest Park	1954	Residence	NRHP/WHR: Eligible under Criterion C
12.	7738500090	16747 41st Avenue NE	Lake Forest Park	1950	Residence	NRHP/WHR: District eligible under Criterion C
13.	4030100016	17228 Beach Drive	Lake Forest Park	1947	Residence	NRHP/WHR: Eligible under Criterion C
14.	403010TRC T	17301 Beach Drive NE	Lake Forest Park	1967	Lake Forest Park Civic Club	NRHP/WHR: Eligible under Criteria A and C
15.	4022300005	17430 Ballinger Way	Lake Forest Park	1925	Residence	NRHP/WHR: Eligible under Criteria A, B and C

	Parcel	Street Address	City	Build Date	Resource Type	HRA's Eligibility Recommendation
16.	7946300210	6512 NE Bothell Way	Kenmore	1964	Commercial building	NRHP/WHR: District eligible under Criterion C Local Register: Eligible for KCRHP under Criterion 3
17.	7946300205	6522 NE Bothell Way	Kenmore	1963	Commercial building	NRHP/WHR: District eligible under Criterion C Local Register: Eligible for KCRHP under Criterion 3
18.	4164100135	7304 NE 175th Street	Kenmore	1950	Kenmore Community Club	Remains Local Register eligible: Eligible for KCRHP under Criterion 1
19.	726059091	17909 NE Bothell Way	Bothell	1948	Commercial auto showroom	NRHP/WHR: Eligible under Criteria A and C Local Register: Eligible for COBHRL under Criteria A, B, D and G
20.	2374200025	18204 98th Avenue NE	Bothell	1947	Residence	NRHP/WHR: Eligible under Criterion C Local Register: Eligible for COBHRL under Criterion D
21.	2374200016	18212 98th Avenue NE	Bothell	1955	Residence	Local Register: Eligible for COBHRL under Criterion D
22.	0626059121	9815 NE 188th Street	Bothell	1968	Grandstand	Local Register: Eligible for COBHRL under Criteria B and G
23.	9567800030	10304 NE 185th Street	Bothell	1900s	Residence	NRHP/WHR: District eligible under Criterion C Local Register: Eligible for COBHRL under Criteria D and G

Table 9-2 Built-environment resources in the AI listed or determined eligible for the NRHP

	Parcel	Resource Name/Street Address	City	Build Date	Listing Status
1.	526059057	Dr. Reuben Chase House: 17819 113th Avenue NE	Bothell	1885	DAHP No. 675286: Listed in the NRHP, 1990
2.	626059052	W. A. Anderson Building (McMenamins Anderson School): 18607 Bothell Way NE	Bothell	1931	DAHP No. 40483: Transportation Improvement Board Determined Eligible, 2015

10 IMPACT ASSESSMENTS FOR LISTED OR ELIGIBLE BUILT-ENVIRONMENT RESOURCES

As noted above (Section 1.1), Sound Transit proposes to construct BAT lanes, transit queue bypass lanes, signal upgrades, three park-and-ride garages (in Lake Forest Park, Kenmore and Bothell) and twelve BRT stations. The project also proposes to construct or revise existing sidewalks where BAT lanes would be added, with a planted buffer between the BAT lane and sidewalk in certain locations. Additional upgrades include ITS elements, TSP and curb ramps upgraded to current ADA standards at certain intersection corners.

Construction activities related to road and intersection improvements would take place within the public ROW and would have minimal impacts on adjacent listed or eligible built-environment resources. In these cases, most of the listed or eligible built-environment resources within the AI are within view of non-historic intrusions (i.e., new buildings or suburban/urban structures). In other cases, listed or eligible buildings, particularly residences, have over time established screens, either fencing or mature foliage, that shields them from adjacent traffic. The only resource recommended or eligible for listing in the NRHP or local registers that could experience visual impacts due to loss of screening is a single-family residence in Lake Forest Park at 16747 41st Avenue NE. However, the façade of this residence faces east toward 41st Avenue NE and away from SR 522. Views to or from the building would not be substantially impacted.

In the case of the proposed park-and-ride garages and BRT stations, HRA evaluated the potential for the project to lead to a direct impact or an indirect impact (due to a change in viewshed, which could affect context) for any historic-period, built-environment property. In only one location was such an impact determined to be likely. **Table 10-1** (Potential impacts to historic-period, built-environment properties within the AI) summarizes the analysis and specific findings, and Item 4 in the table describes the likely impact.

Table 10-1 Potential impacts to historic-period, built-environment properties within the AI

	Parcel	Street Address	HRA's Eligibility Recommendation	Nearest Proposed Station/Garage	Potential Impact
1.	2026049004	1000 NE 135th Street, Seattle	NRHP/WHR: Eligible under Criteria A and C Local Register: Eligible as SCL under Criteria A and C	15th Avenue NE Station	The project would not impact the Jackson Park Golf Course. The golf course is shielded from the roadway along its northern border by fencing and mature foliage. No direct impacts are proposed, and no proposed stations or garages would be visible from the golf course.
2.	6632900010	1250 NE 145th Street, Shoreline	NRHP/WHR: District eligible under Criterion C Local Register: Eligible for KCRHP under Criterion 3	15th Avenue NE Station	The project would not impact the Park Ridge Convalescent Center, which is set back on its parcel, enclosed, and partially shielded from the roadway. Direct impacts are limited to sidewalk or ROW revisions at the complex's parking lot along NE 145th Street. The nearest proposed station is located at an intersection one parcel east of the complex and not within the building's direct viewshed.
3.	6632300641	1249 NE 145th Street, Seattle	NRHP/WHR: Eligible under Criteria A and C Local Register: Eligible as SCL under Criteria A and C	15th Avenue NE Station	The project would not impact the CenturyLink building, which is partially shielded from the roadway by mature foliage. Direct impacts are limited to sidewalk or ROW revisions. The nearest station is located at an intersection one parcel east of the building and not within the building's direct viewshed.
4.	6632300280	14360 15th Avenue NE, Seattle	NRHP/WHR: Eligible under Criteria A and C Local Register: Eligible as SCL under Criteria C, D and E	15th Avenue NE Station	The project would directly impact the Washington Federal Savings and Loan building, which was constructed in 1975. Generally, buildings are not considered eligible for listing in the NRHP until they reach the age of 50 years. This building may reach the age of 50 years before the project is completed. It is proposed for demolition for the construction of the 15th Avenue NE Eastbound Platform. Demolition of an NRHP-eligible building would result in an adverse environmental impact.

Parcel		Street Address	HRA's Eligibility Recommendation	Nearest Proposed Station/Garage	Potential Impact
5.	7663700391	14378 30th Avenue NE, Seattle	NRHP/WHR: Eligible under Criteria A and C Local Register: Eligible as SCL under Criteria A, C and D	30th Avenue NE Station	The project would not impact the Jackson Park housing complex. Direct and indirect impacts are limited to a new station and sidewalk or ROW revisions at the intersection of 30th Avenue NE and NE 145th Street. As proposed, the project is not expected to alter the physical features of the building or to impede views to and from the building, which is four stories tall and would remain a dominant feature in the landscape.
6.	649300250	2818 NE 145th Street	NRHP/WHR: Eligible under Criterion C Local Register: Eligible for KCRHP under Criterion 3	30th Avenue NE Station	The project would not adversely impact the Shoreline Health and Rehab Center, because there is presently a bus station at that location and a new BRT station would not directly affect the building or views to or from the building. Additionally, views are not a character-defining feature of the building. As proposed, the project is not expected to alter the physical features of the building.
7.	6744700360	15530 Bothell Way NE, Lake Forest Park	NRHP/WHR: Eligible under Criterion C	NE 153rd Street Station	The project would not impact the Thundalarra apartment complex, which is primarily enclosed and shielded from the roadway by fencing and sloping topography. Direct impacts are limited to sidewalk or ROW revisions along the parking lot west of the complex. The complex's primary views are to the east, toward Lake Washington. No construction is proposed in the complex's direct viewshed.
8.	7740100025	16210 39th Avenue NE, Lake Forest Park	NRHP/WHR: Eligible under Criterion C	NE 165th Street Station	The project would not impact the single-family residence. Direct impacts are limited to sidewalk and ROW revisions to the rear and down an embankment east of the building, where the corridor is primarily screened from view.

	Parcel	Street Address	HRA's Eligibility Recommendation	Nearest Proposed Station/Garage	Potential Impact
9.	7738500451	16154 Bothell Way NE, Lake Forest Park	NRHP/WHR: District eligible under Criterion C	NE 165th Street Station	The project would not impact the single-family residence, which is already screened from the roadway by fencing and a change in grade. Direct impacts are limited to sidewalk or ROW revisions along Bothell Way NE.
10.	7738500460	16242 Bothell Way NE, Lake Forest Park	NRHP/WHR: District eligible under Criterion C	NE 165th Street Station	The project would not impact the single-family residence, which is already screened from the roadway by fencing. Direct impacts are limited to sidewalk or ROW revisions along Bothell Way NE.
11.	7738500115	16709 41st Avenue NE, Lake Forest Park	NRHP/WHR: Eligible under Criterion C	NE 165th Street Station	The project would not impact the single-family residence, which is already screened from the roadway by fencing and mature foliage. Its facade faces east toward Lake Washington, with Bothell Way NE to the rear. Direct impacts are limited to sidewalk or ROW revisions along Bothell Way NE.
12.	7738500090	16747 41st Avenue NE, Lake Forest Park	NRHP/WHR: District eligible under Criterion C	NE 165th Street Station	The project would not impact the single-family residence, which is already screened from the roadway by fencing and mature foliage. Its facade faces east toward Lake Washington, with Bothell Way NE to the rear. Direct impacts are limited to sidewalk or ROW revisions along Bothell Way NE.
13.	4030100016	17228 Beach Drive, Lake Forest Park	NRHP/WHR: Eligible under Criterion C	Lake Forest Park Town Center Station	The project would not impact the single-family residence, which is already screened from the roadway by an easement including the Burke-Gilman Trail and mature foliage. Its facade faces southwest away from Bothell Way NE. Direct impacts are limited to sidewalk or ROW revisions and a new BRT station at Lake Forest Park Town Center. It does not appear that the station would be visible from the residence or any part of its parcel.

Parcel		Street Address	HRA's Eligibility Recommendation	Nearest Proposed Station/Garage	Potential Impact
14.	403010TRCT	17301 Beach Drive NE, Lake Forest Park	NRHP/WHR: Eligible under Criteria A and C	Lake Forest Park Town Center Station	The project would not impact the Lake Forest Park Civic Club, which is fully screened from the roadway by the Burke-Gilman Trail and mature foliage. The clubhouse and its associated units face away from the roadway and are oriented toward Lake Washington. Direct impacts are limited to sidewalk or ROW revisions and a new BRT station at Lake Forest Park Town Center. It does not appear that the station would be visible from the club or any part of its parcel.
15.	4022300005	17430 Ballinger Way, Lake Forest Park	NRHP/WHR: Eligible under Criteria A, B and C	Lake Forest Park Town Center Station	The project would not impact the single-family residence, which is fully screened from the roadway by mature foliage. The residence is located on a large parcel, screened to the southwest where it faces Lake Forest Park Town Center. While the project proposes to construct two new elements, a new park-and-ride garage and a new roundabout, at the intersection of Ballinger Way NE and NE 175th Street, it does not appear that any new project elements would be visible from the residence or any part of its parcel.
16.	7946300210	6512 NE Bothell Way, Kenmore	NRHP/WHR: District eligible under Criterion C Local Register: Eligible for KCRHP under Criterion 3	68th Avenue NE Station	The project would not impact the commercial building, which is located in a commercial shopping center intentionally sited next to a long-established transportation corridor. No project elements would be constructed within sight of the building.
17.	7946300205	6522 NE Bothell Way, Kenmore	NRHP/WHR: District eligible under Criterion C Local Register: Eligible for KCRHP under Criterion 3	68th Avenue NE Station	The project would not impact the commercial building, which is located in a commercial shopping center intentionally sited next to a long-established transportation corridor. No project elements would be constructed within sight of the building.

Parcel		Street Address	HRA's Eligibility Recommendation	Nearest Proposed Station/Garage	Potential Impact
18.	4164100135	7304 NE 175th Street, Kenmore	Remains Local Register eligible: Eligible for KCRHP under Criterion 1	Kenmore Park-and-Ride Station	The project would not impact the Kenmore Community Club, which is south of NE Bothell Way and faces south toward NE 175th Street. It is separated from NE Bothell Way to the rear by a yard and the Burke-Gilman Trail. Although the project proposes to construct a park-and-ride garage to the north of NE Bothell Way NE, the new garage and an associated BRT station would be located outside the building's primary viewshed.
19.	726059091	17909 NE Bothell Way, Bothell	NRHP/WHR: Eligible under Criteria A and C Local Register: Eligible for COBHRL under Criteria A, B, D and G	98th Avenue NE Station	The project would not impact the auto dealership, which was intentionally sited on a well-established transportation corridor. Direct impacts are limited to sidewalk or ROW revisions. No BRT stations are proposed for the building's viewshed.
20.	2374200025	18204 98th Avenue NE, Bothell	NRHP/WHR: Eligible under Criterion C Local Register: Eligible for COBHRL under Criterion D	98th Avenue NE Station	The project would not impact the single-family residence, which is located across the street from and one parcel to the south of the proposed 98th Avenue NE Station. While the station would be visible from the residence, it would not obstruct significant views to or from the building, and views are not a character-defining feature for the building. The project would not directly affect the building or its parcel.
21.	2374200016	18212 98th Avenue NE, Bothell	Local Register: Eligible for COBHRL under Criterion D	98th Avenue NE Station	The project would not impact the single-family residence, which is located across the street from the proposed 98th Avenue NE Station. While the station would be visible from the residence, it would not obstruct significant views to or from the building, and views are not a character-defining feature for the building. The project would not directly affect the building or its parcel.

	Parcel	Street Address	HRA's Eligibility Recommendation	Nearest Proposed Station/Garage	Potential Impact
22.	0626059121	9815 NE 188th Street, Bothell	Local Register: Eligible for COBHRL under Criteria B and G	Bothell Park-and-Ride garage	The project would not impact the grandstand. Project elements, including a new park-and-ride garage, are proposed for a parcel to the south of Pop Keeney Stadium, which surrounds the grandstand. The proposed garage will not obstruct views to or from the grandstand.
23.	9567800030	10304 NE 185th Street, Bothell	NRHP/WHR: District eligible under Criterion C Local Register: Eligible for COBHRL under Criteria D and G	104th Avenue NE Station	The project would not impact the single-family residence. The nearest project element includes ROW or sidewalk revision beginning one parcel to the east, with a new BRT station proposed for an intersection five parcels to the east, outside of the building's primary viewshed.
24.	626059052	W. A. Anderson Building (McMenamin's Anderson School): 18607 Bothell Way NE, Bothell	DAHP No. 40483: Transportation Improvement Board Determined Eligible, 2015	Kenmore Park-and-Ride Station	The project would not impact the former school complex. The former Anderson School faces east toward Bothell Way NE. Project elements, including a new park-and-ride garage, are proposed for a parcel to the rear (west) behind additional new construction. While the new garage may be visible from the rear of the complex, no project elements would be constructed in the complex's primary viewshed.
25.	526059057	Dr. Reuben Chase House: 17819 113th Avenue NE, Bothell	DAHP No. 675286: Listed in the NRHP, 1990	Beardslee Boulevard Station	The project would not impact the Chase House. The residence is located at the southeast end of a large parcel primarily devoted to University of Washington –Bothell. No project elements would be located within view of the building or any element of its associated landscape.

11 SUMMARY AND RECOMMENDATIONS

Two archaeological sites have been recorded in Bothell that are located within or adjacent to the AI. Site 45KI822, a historic road grade, has not been formally evaluated. Site 45KI451, a historic railroad grade, has been determined not eligible for listing in the NRHP. The Acacia Memorial Park in Lake Forest Park is immediately adjacent to the AI; no project impacts to this resource are anticipated. HRA recorded no new archaeological resources during this survey.

With no impacts anticipated, no mitigation is proposed for the two archaeological sites recorded within or adjacent to the AI in Bothell (45KI822 and 45KI451 described above). However, based on the geoarchaeological sampling conducted at the proposed Lake Forest Park Park-and-Ride garage, the entire upper landform, which occupies roughly the northern half of the proposed park-and-ride garage footprint, has the potential to contain archaeological materials underlying the pavement and fill. The location is positioned adjacent to a former drainage that flowed into nearby Lake Washington, and a Native American village was recorded in this general area by early 20th century ethnographer Harrington. HRA's geoarchaeologist observed a well-developed soil preserved beneath the pavement in two cores and identified thick organic-rich peaty deposits in a third. HRA extracted three cores from the northern portion of the proposed park-and-ride garage footprint and found no evidence of archaeological deposits. However, the volume of sampling of the buried surface represented by the three cores is too small to conclude that no archaeological resources are present. Conducting additional coring would provide additional evidence, but a large number of cores would be needed to be confident in a conclusion that no archaeological resources are present. This approach is considered inefficient and could potentially still result in a need for archaeological monitoring during construction. Instead, HRA recommends archaeological trenching to investigate the buried surface and better address the potential for archaeological resources in this location. **Figure 11-1** (Aerial map of proposed Lake Forest Park Park-and-Ride garage showing area recommended for archaeological monitoring) an aerial view of the proposed park-and-ride garage location in Lake Forest Park and possible trench locations.

HRA does not recommend any additional archaeological survey or monitoring elsewhere within the AI, because the areas have been highly disturbed. HRA recommends that the project develop and implement an archaeological inadvertent discovery plan. This inadvertent discovery plan will outline procedures for notifications in the event that archaeological resources and/or human remains are discovered during construction. Sound Transit would coordinate with jurisdictions along the corridor, as appropriate, in development of, and regarding roles for, the inadvertent discovery plan.



Figure 11-1 Aerial map of proposed Lake Forest Park Park-and-Ride garage showing area recommended for archaeological monitoring

HRA surveyed 142 historic-period, built-environment resources within the AI. Two of these resources were previously determined eligible for listing or are listed in the NRHP. HRA recommends that an additional 23 resources are eligible for listing in local, state or national registers of historic places. After reviewing HRA's recommendations, Sound Transit may consult with stakeholders, including city and state historic preservation offices, on final determinations of eligibility for surveyed resources.

Of the 25 eligible or listed resources, one building (Washington Federal Savings and Loan at 14360 15th Avenue NE, Seattle) may be subject to adverse environmental impacts by the project, as proposed, if the building is 50 years of age when demolition occurs. Removal of the bank building cannot be avoided by the project due to design constraints in other quadrants of the 15th Avenue/NE 145th Street intersection. Documentation of this building before its removal would be one form of mitigation to address the adverse impact if the building were of minimum age for NRHP/WHR eligibility consideration at the time. Specifically, Sound Transit would provide additional documentation of the history of this building and its design (beyond this technical report), along with public dissemination of this additional documentation. Sound Transit will coordinate with DAHP and other interested parties, likely including the City of Seattle, to reach concurrence on final mitigation needs and to develop any additional documentation, as appropriate.

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SR 522 Bus Rapid Transit

APPENDIX A

Survey Results Maps

SR 522 BRT

NOTES:
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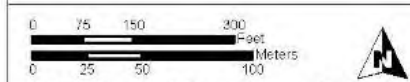
Source info: Service Layer Credits: Esri, HERE, Garmin, (c) OpenStreetMap contributors
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Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

SR 522 BRT SURVEY RESULTS

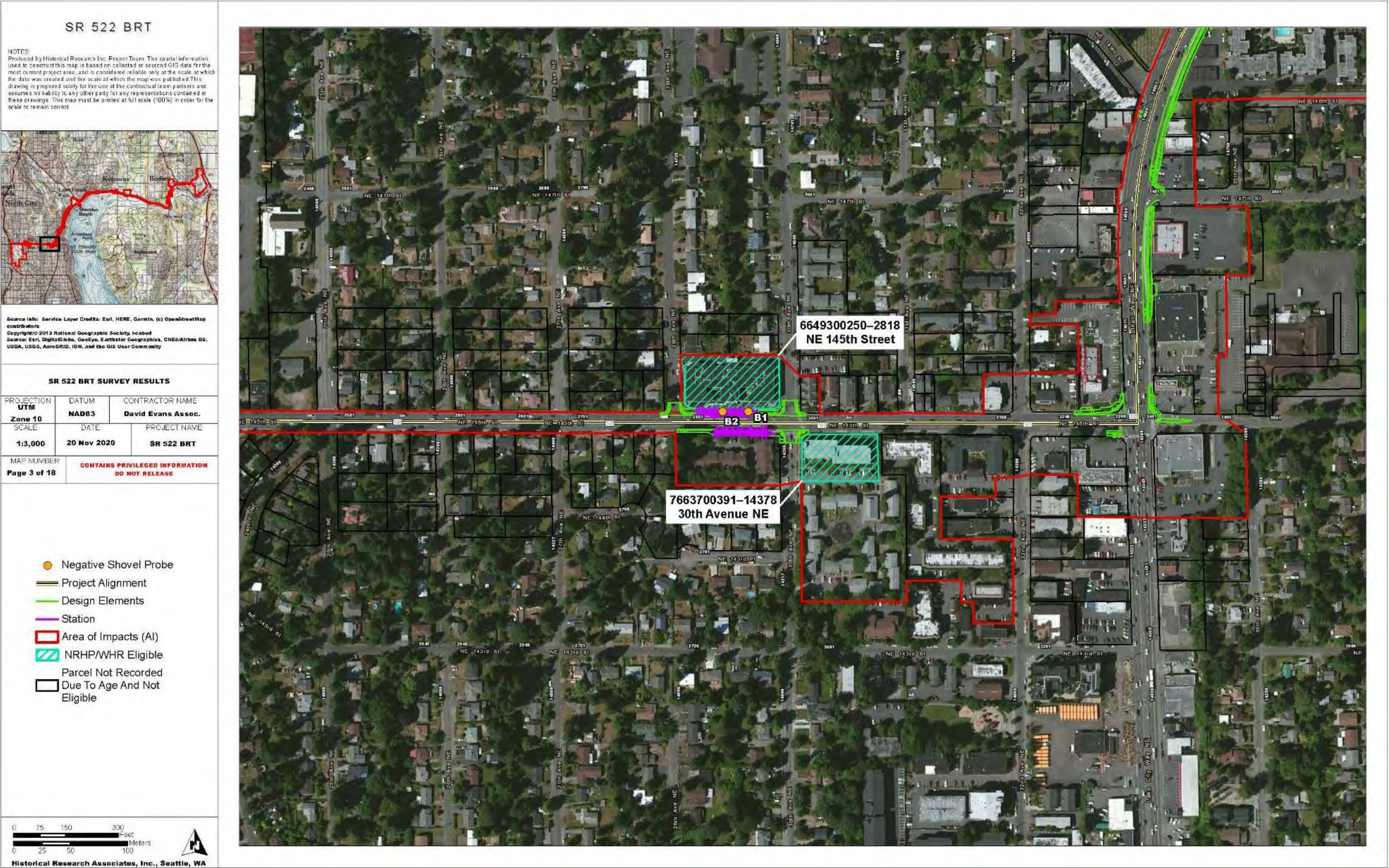
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SCALE 1:3,000	DATE 20 Nov 2020	PROJECT NAME SR 522 BRT

MAP NUMBER Page 1 of 18	CONTAINS PRIVILEGED INFORMATION DO NOT RELEASE
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-  Project
 Design Elements
 Station
 Area of Impacts (AI)
 NRHP/WHR Eligible
 NRHP/WHR district eligible
 Parcel Not Recorded Due To Age And Not Eligible

















SR 522 BRT

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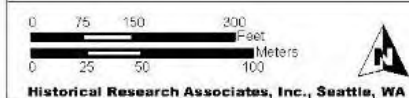
Source info: Service Layer Credits: Esri, HERE, Garmin, (c) OpenStreetMap contributors
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Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

SR 522 BRT SURVEY RESULTS

PROJECTION UTM Zone 10	DATUM NAD83	CONTRACTOR NAME David Evans Assoc.
SCALE 1:3,000	DATE 20 Nov 2020	PROJECT NAME SR 522 BRT

MAP NUMBER Page 9 of 18	CONTAINS PRIVILEGED INFORMATION DO NOT RELEASE
----------------------------	---

-  Negative Shovel Probe
 Project
 Design Elements
 Station
 Area of Impacts (AI)
 NRHP/WHR district eligible
 Parcel Not Recorded
 Due To Age And Not Eligible



SR 522 BRT

NOTES:
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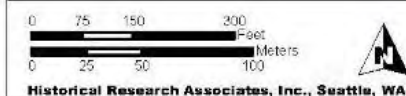


Source info: Service Layer Credits: Esri, HERE, Garmin, (c) OpenStreetMap contributors
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Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS
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SR 522 BRT SURVEY RESULTS

PROJECTION UTM Zone 10	DATUM NAD83	CONTRACTOR NAME David Evans Assoc.
SCALE 1:3,000	DATE 20 Nov 2020	PROJECT NAME SR 522 BRT
MAP NUMBER Page 10 of 18	CONTAINS PRIVILEGED INFORMATION DO NOT RELEASE	

-  Project Alignment
 Design Elements
 Station
 Area of Impacts (AI)
 NRHP/WHR district eligible
 Local register eligible
 Parcel Not Recorded
 Due To Age And Not Eligible





SR 522 BRT





NOTES:
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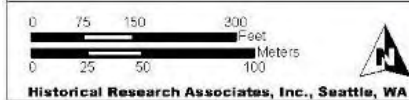


Source info: Service Layer Credits: Esri, HERE, Garmin, (c) OpenStreetMap contributors
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SR 522 BRT SURVEY RESULTS

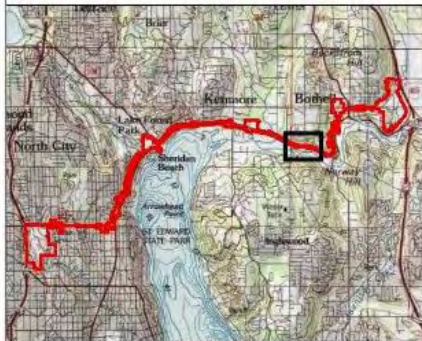
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SCALE 1:3,000	DATE 20 Nov 2020	PROJECT NAME SR 522 BRT
MAP NUMBER Page 12 of 18	CONTAINS PRIVILEGED INFORMATION DO NOT RELEASE	

-  Project Alignment
 Design Elements
 Area of Impacts (AI)
 Parcel Not Recorded
 Due To Age And Not Eligible



SR 522 BRT




NOTES:
Produced by Historical Research Inc. Project Team. The spatial information used to construct this map is based on collected or sourced GIS data for the most current project area, and is considered reliable only at the scale at which the data was created and the scale at which the map was published. This drawing is prepared solely for the use of the contractual team partners and assumes no liability to any other party for any representations contained in these drawings. This map must be printed at full scale (100%) in order for the scale to remain correct.

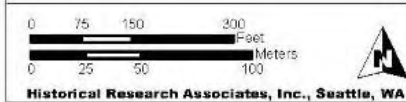


Source info: Service Layer Credits: Esri, HERE, Garmin, (c) OpenStreetMap contributors
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Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS,
USDA, USGS, AeroGRID, IGN, and the GIS User Community

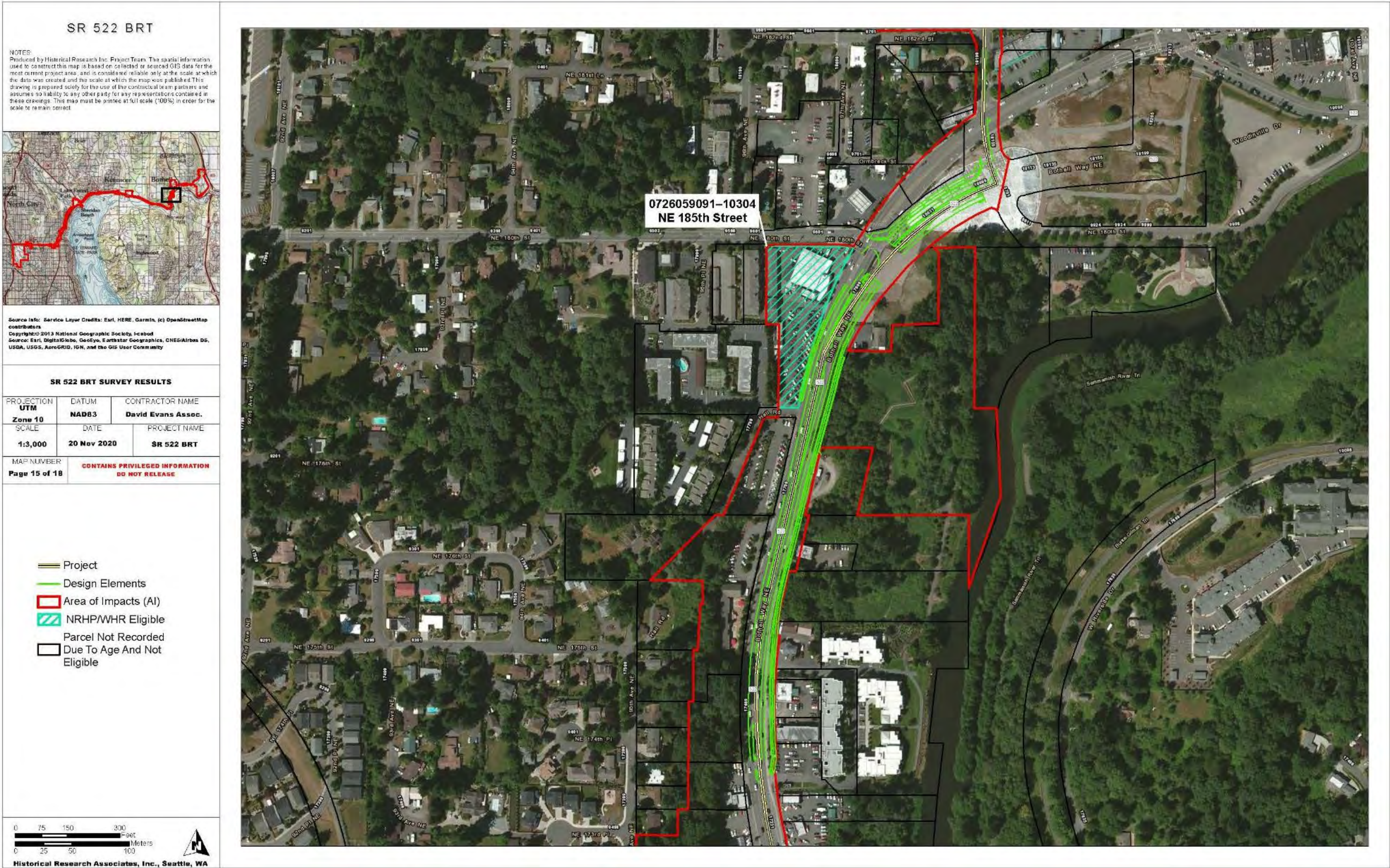
SR 522 BRT SURVEY RESULTS

PROJECTION UTM Zone 10	DATUM NAD83	CONTRACTOR NAME David Evans Assoc.
SCALE 1:3,000	DATE 20 Nov 2020	PROJECT NAME SR 522 BRT
MAP NUMBER Page 13 of 18	CONTAINS PRIVILEGED INFORMATION DO NOT RELEASE	

-  Project
 Area of Impacts (AI)
 Parcel Not Recorded Due To Age And Not Eligible









SR 522 BRT

NOTES:
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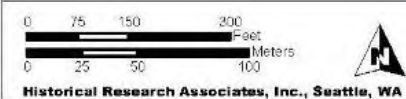
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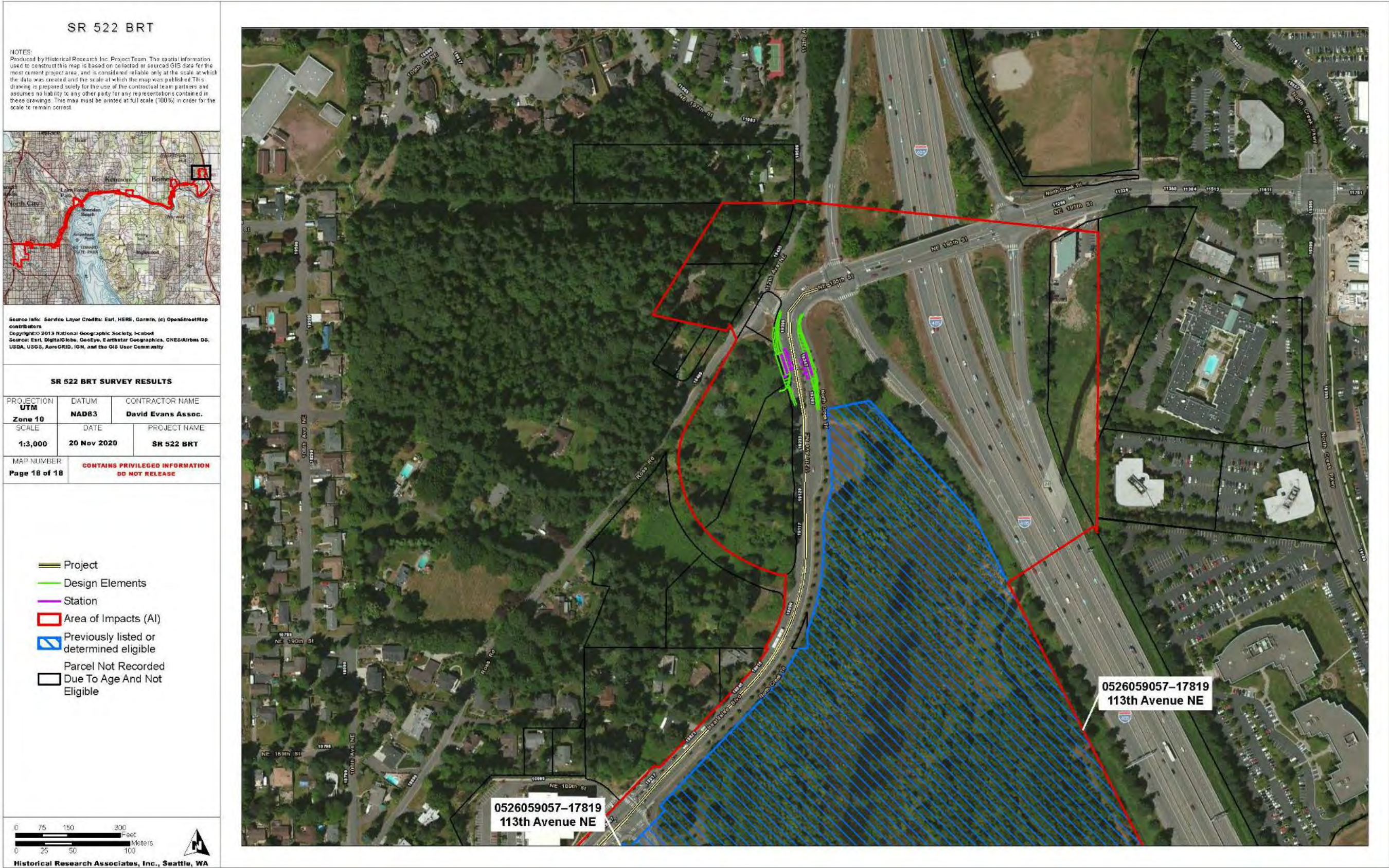
SR 522 BRT SURVEY RESULTS

PROJECTION UTM Zone 10	DATUM NAD83	CONTRACTOR NAME David Evans Assoc.
SCALE 1:3,000	DATE 20 Nov 2020	PROJECT NAME SR 522 BRT

MAP NUMBER	
Page 17 of 18	CONTAINS PRIVILEGED INFORMATION DO NOT RELEASE

-  Project
-  Design Elements
-  Station
-  Area of Impacts (AI)
-  NRHP/WHR district eligible
-  Previously listed or determined eligible
-  Parcel Not Recorded
-  Due To Age And Not Eligible



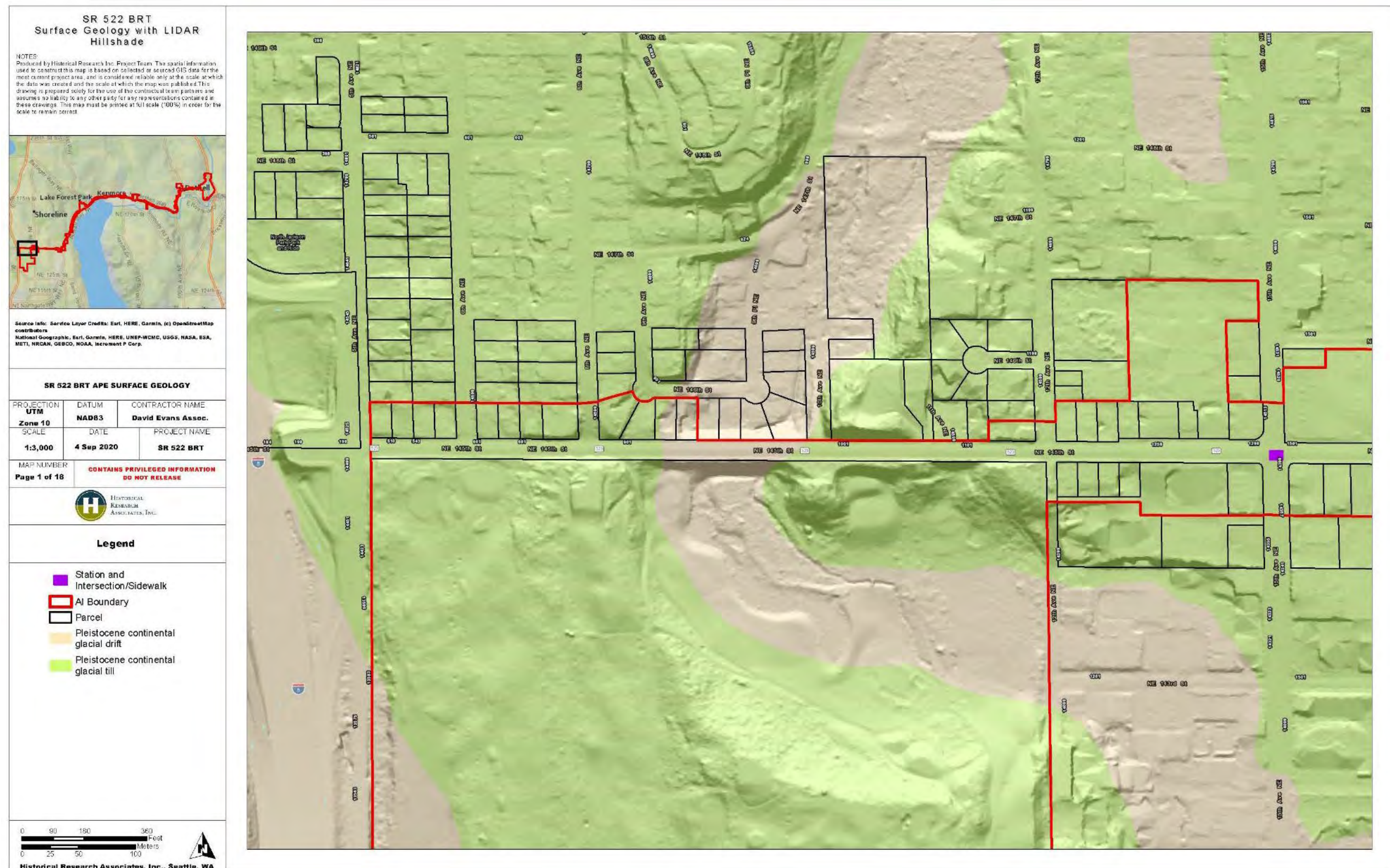


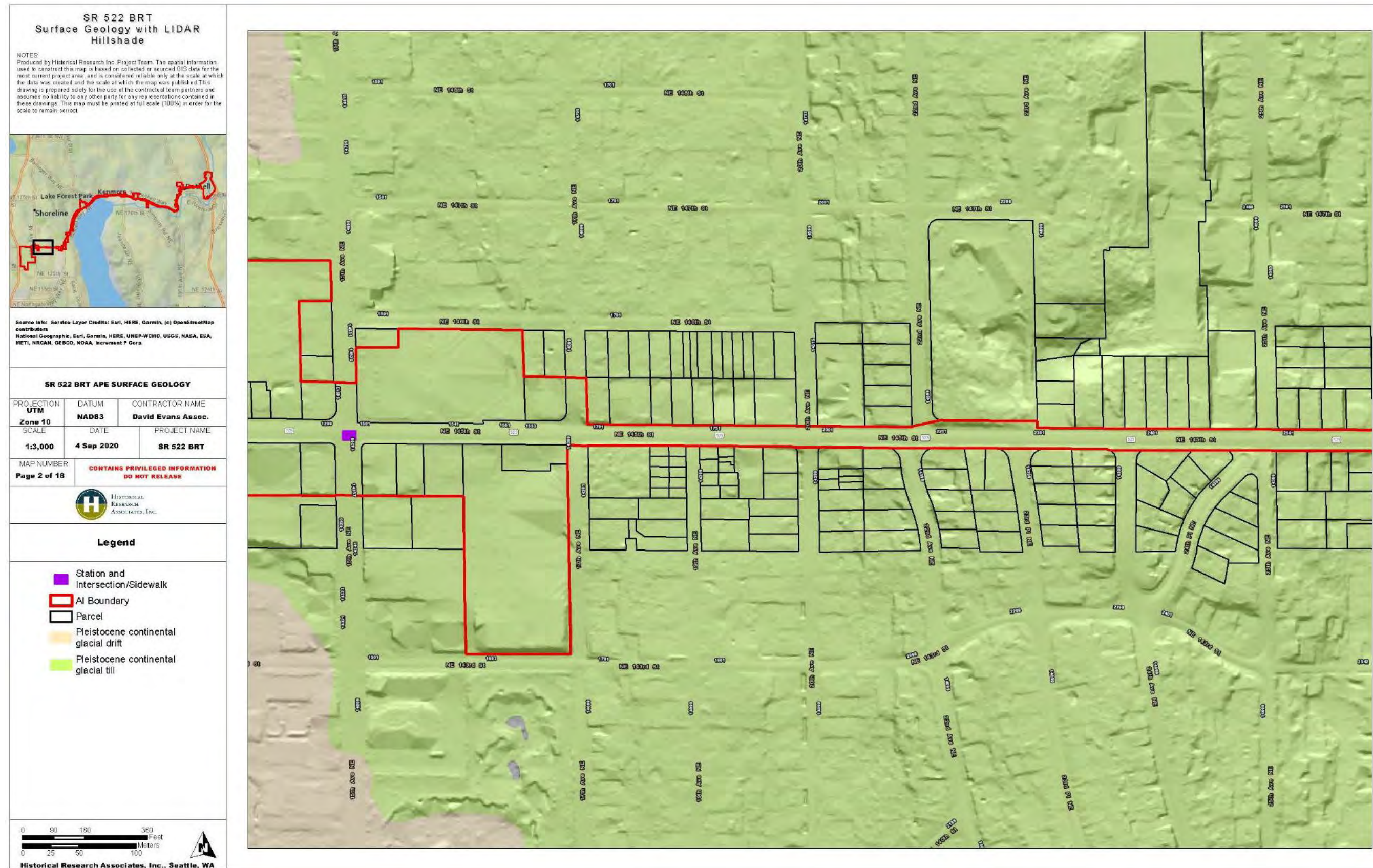


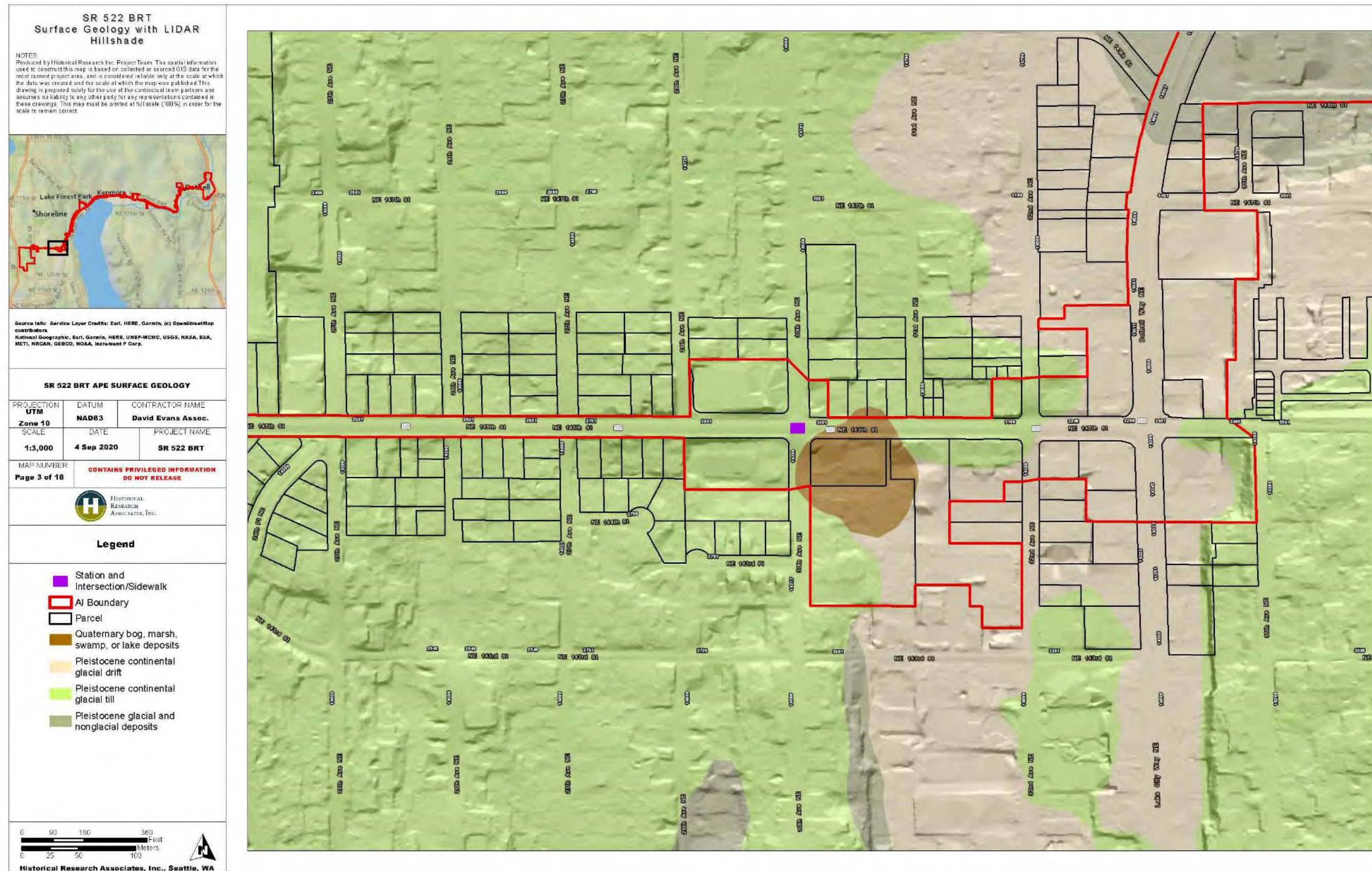
SR 522 Bus Rapid Transit

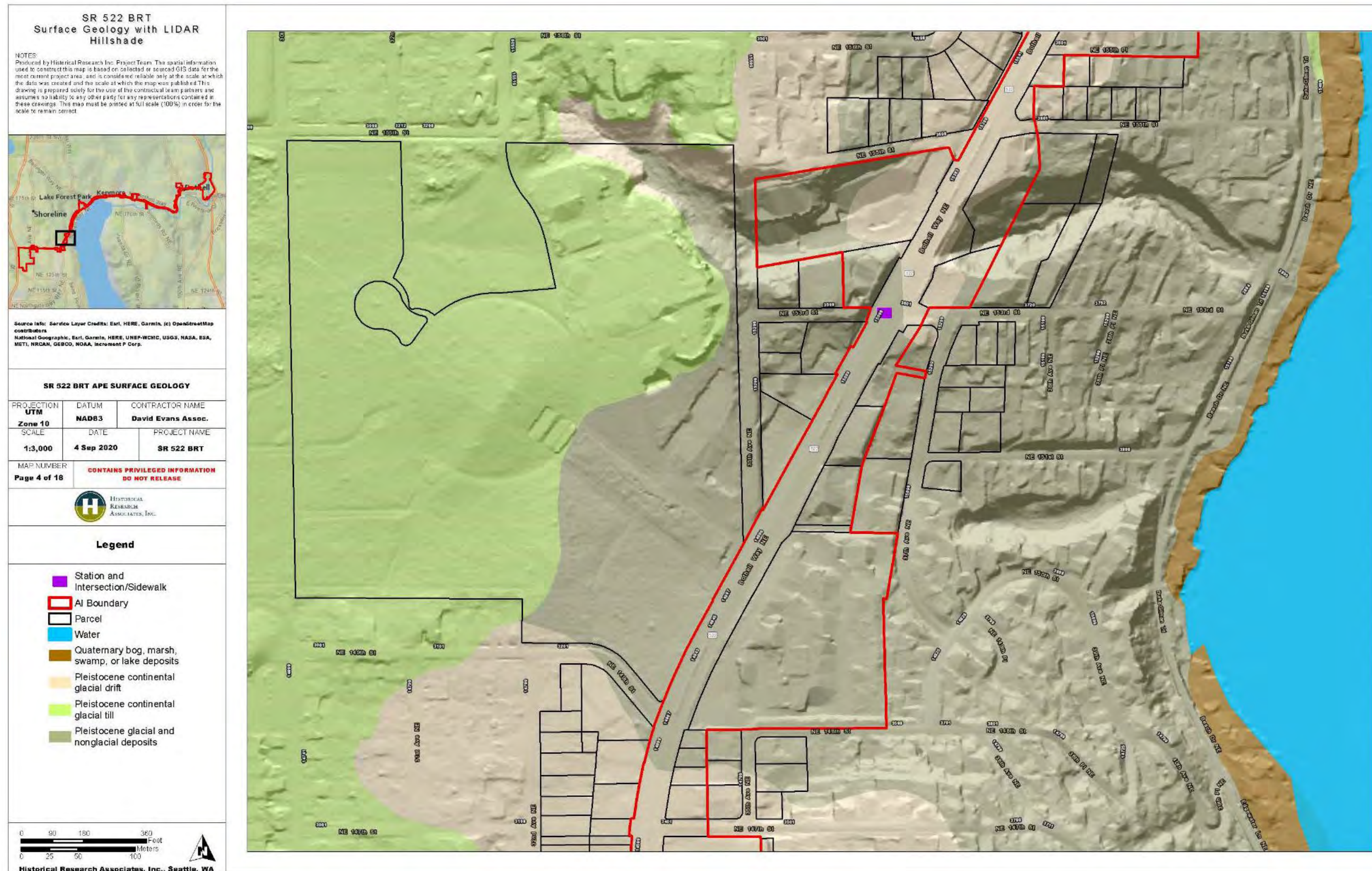
APPENDIX B

Geoarchaeological Maps



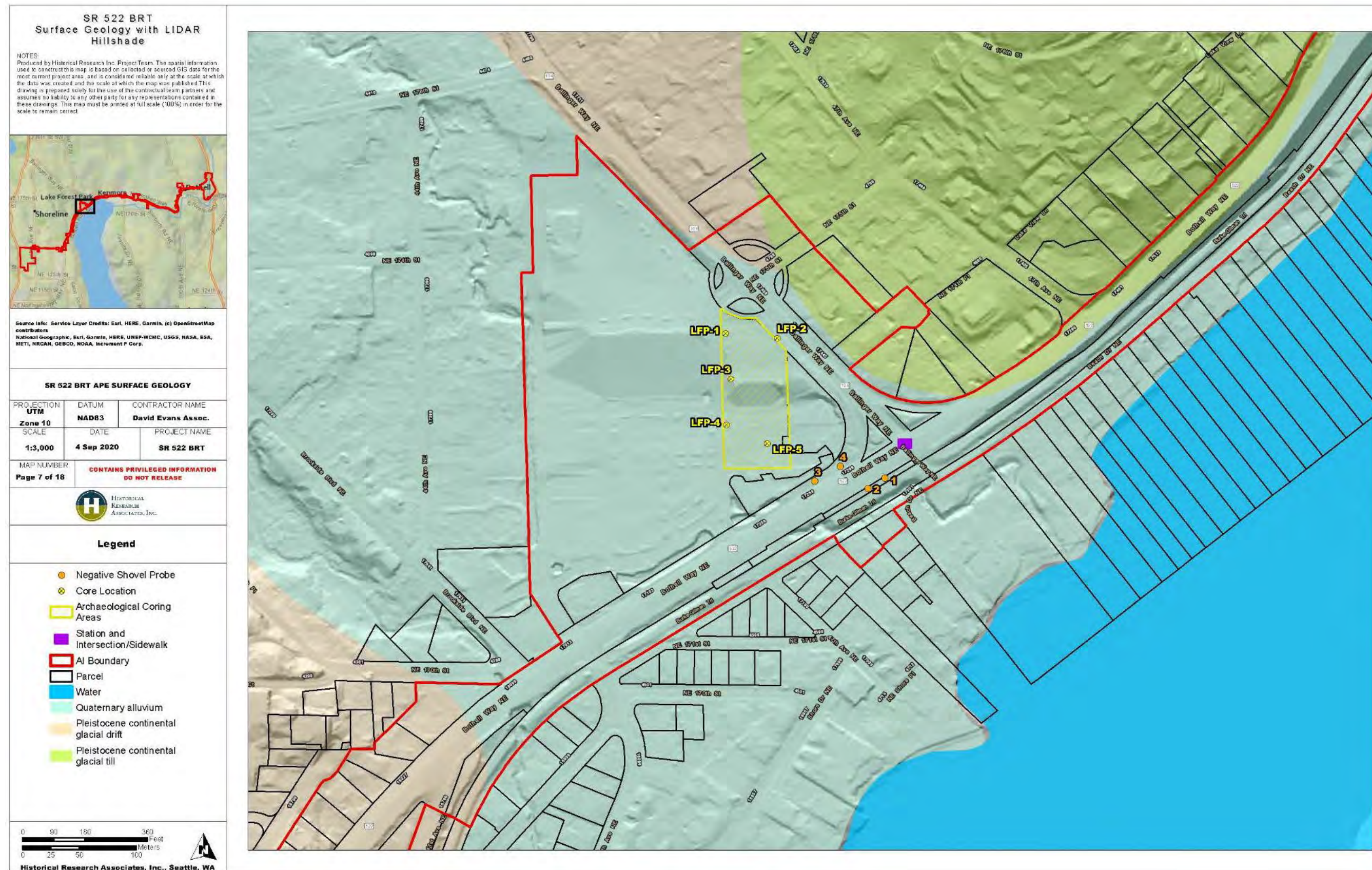


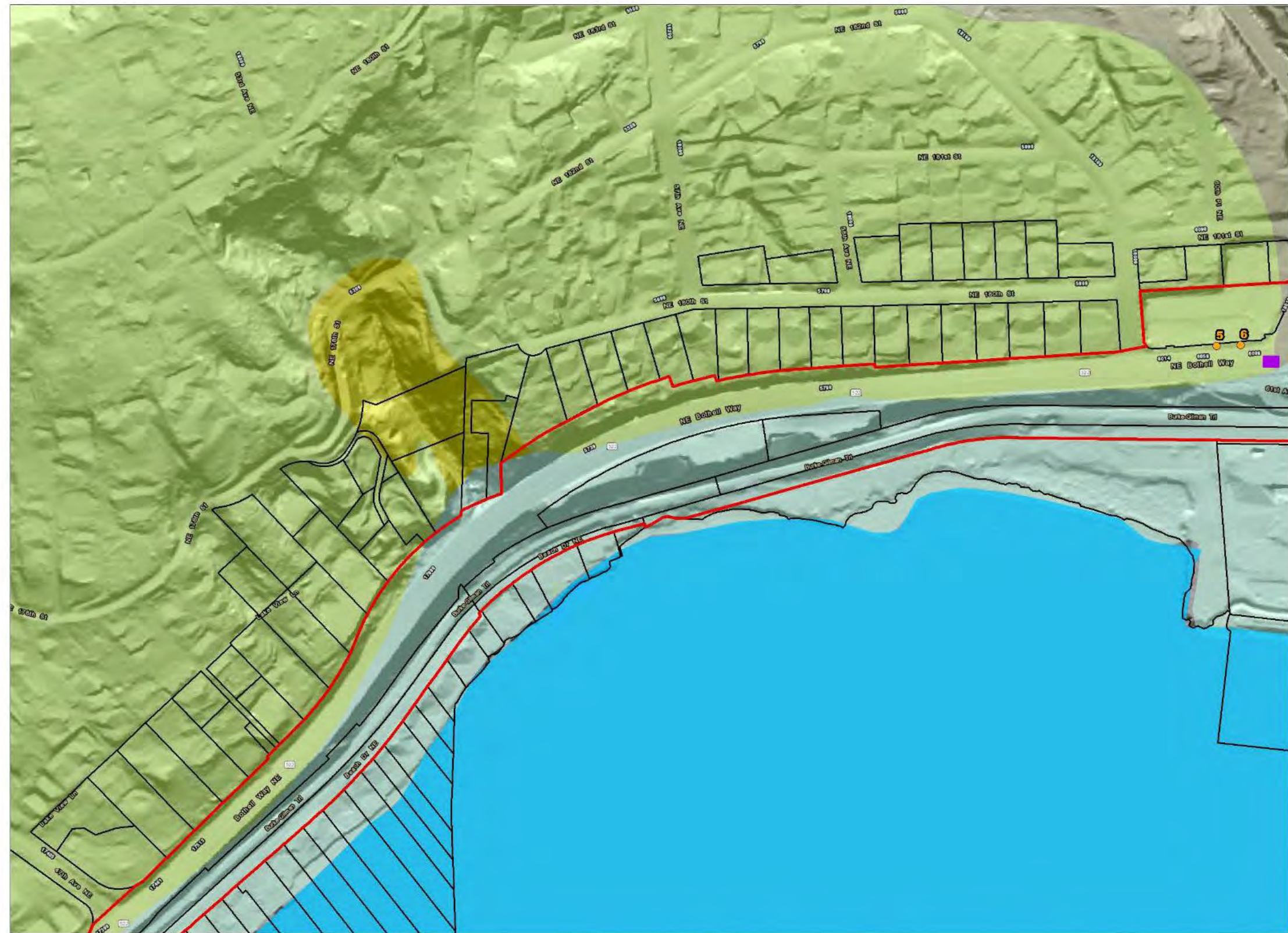


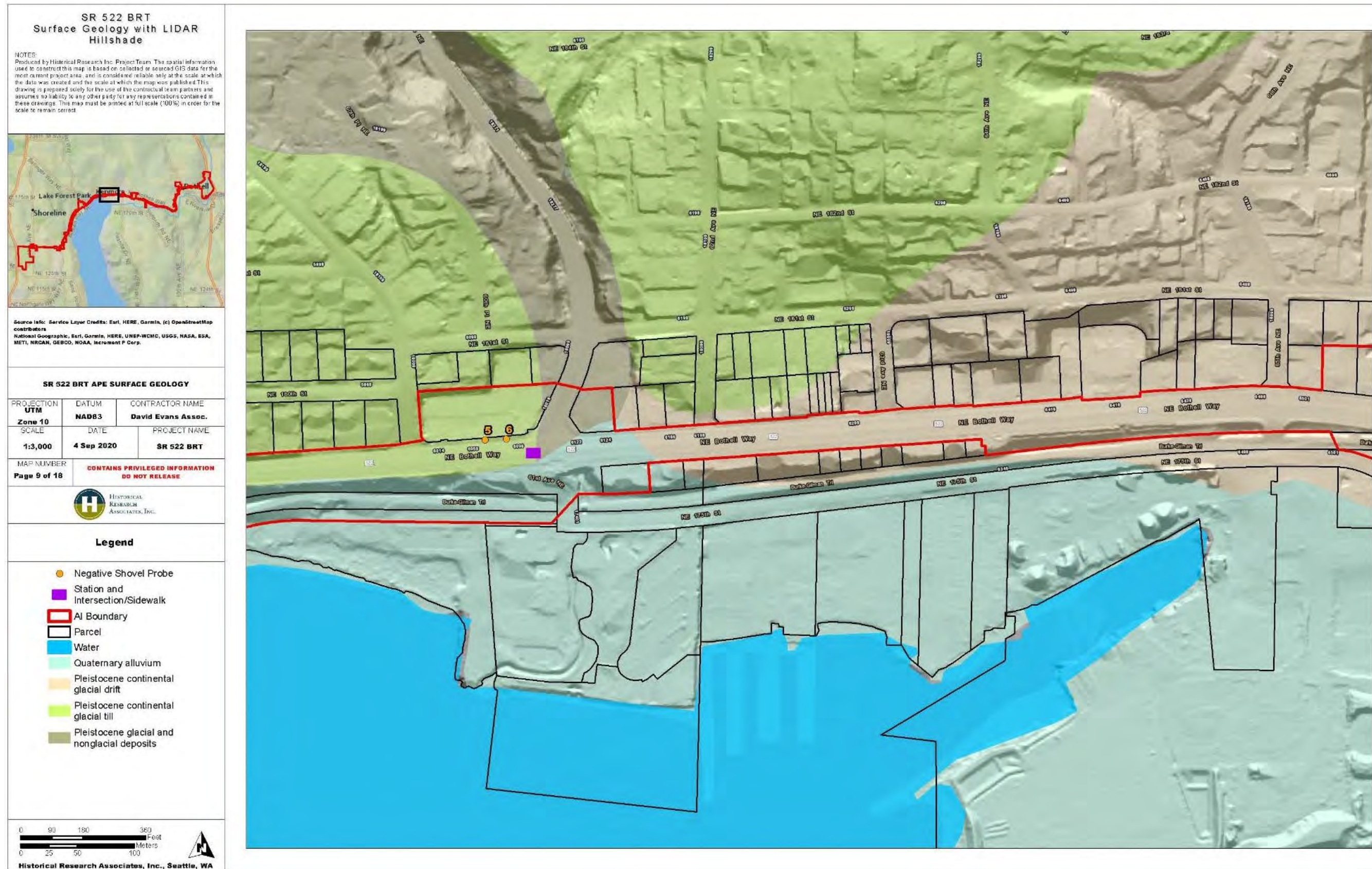






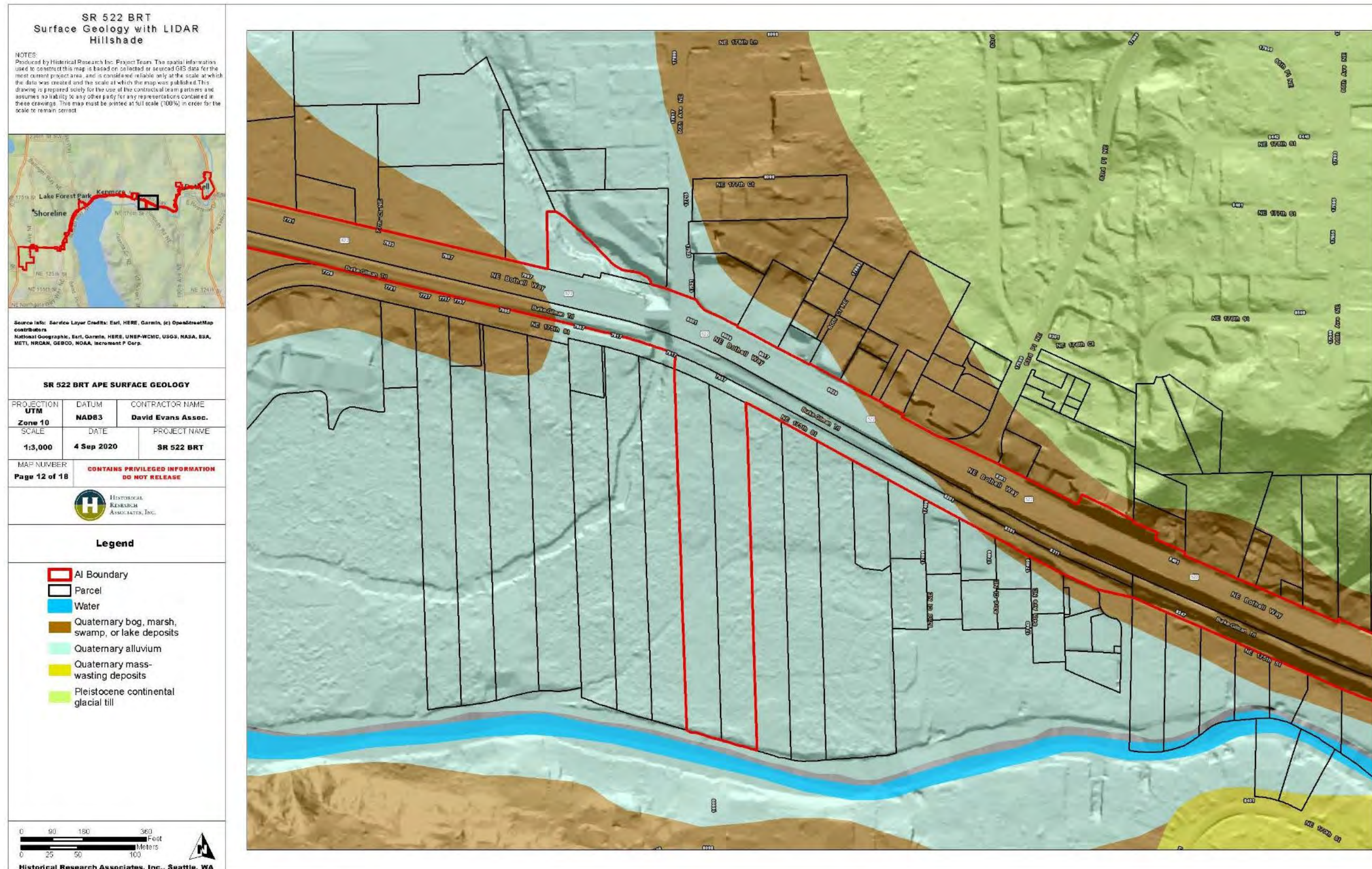


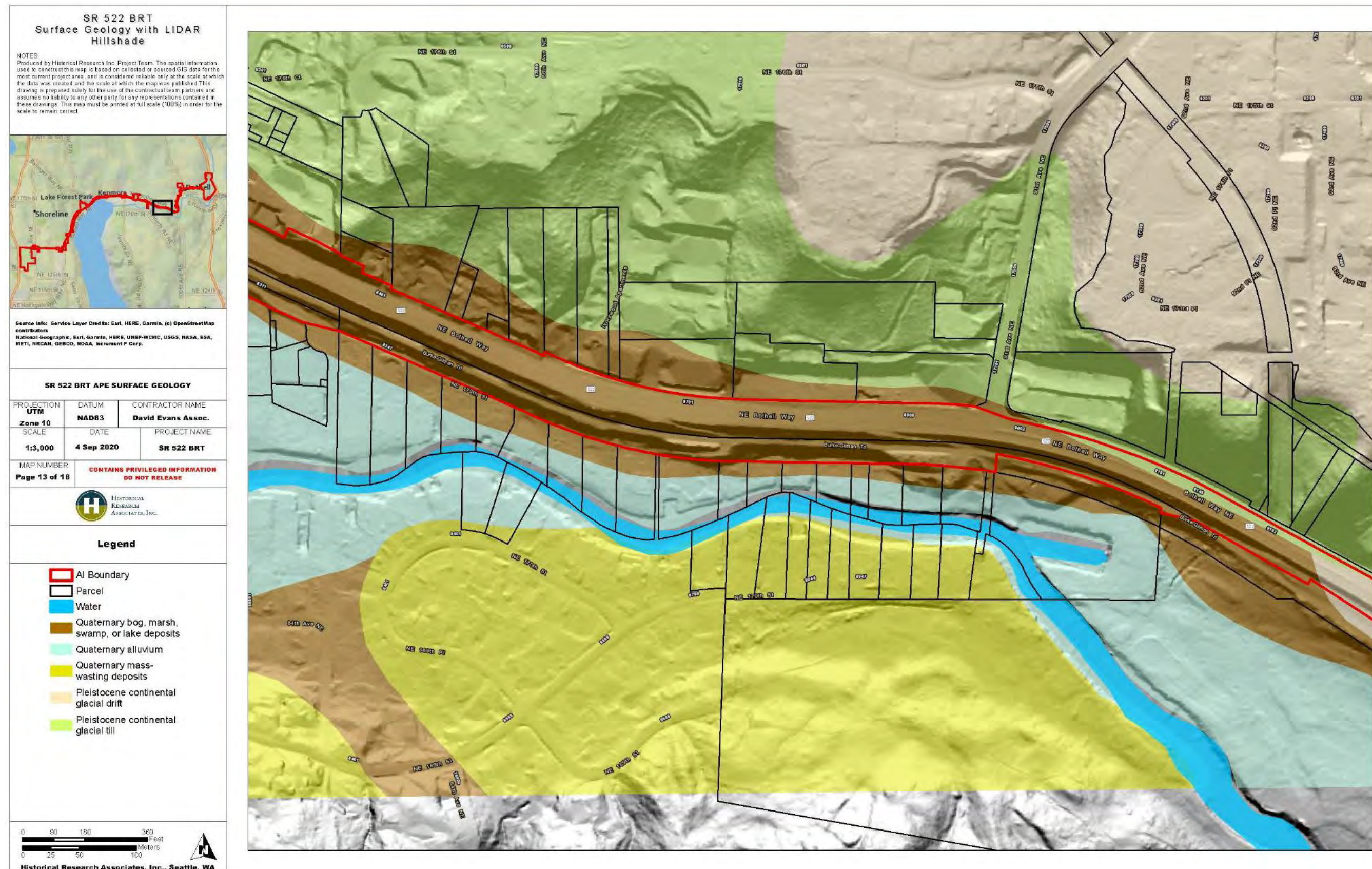


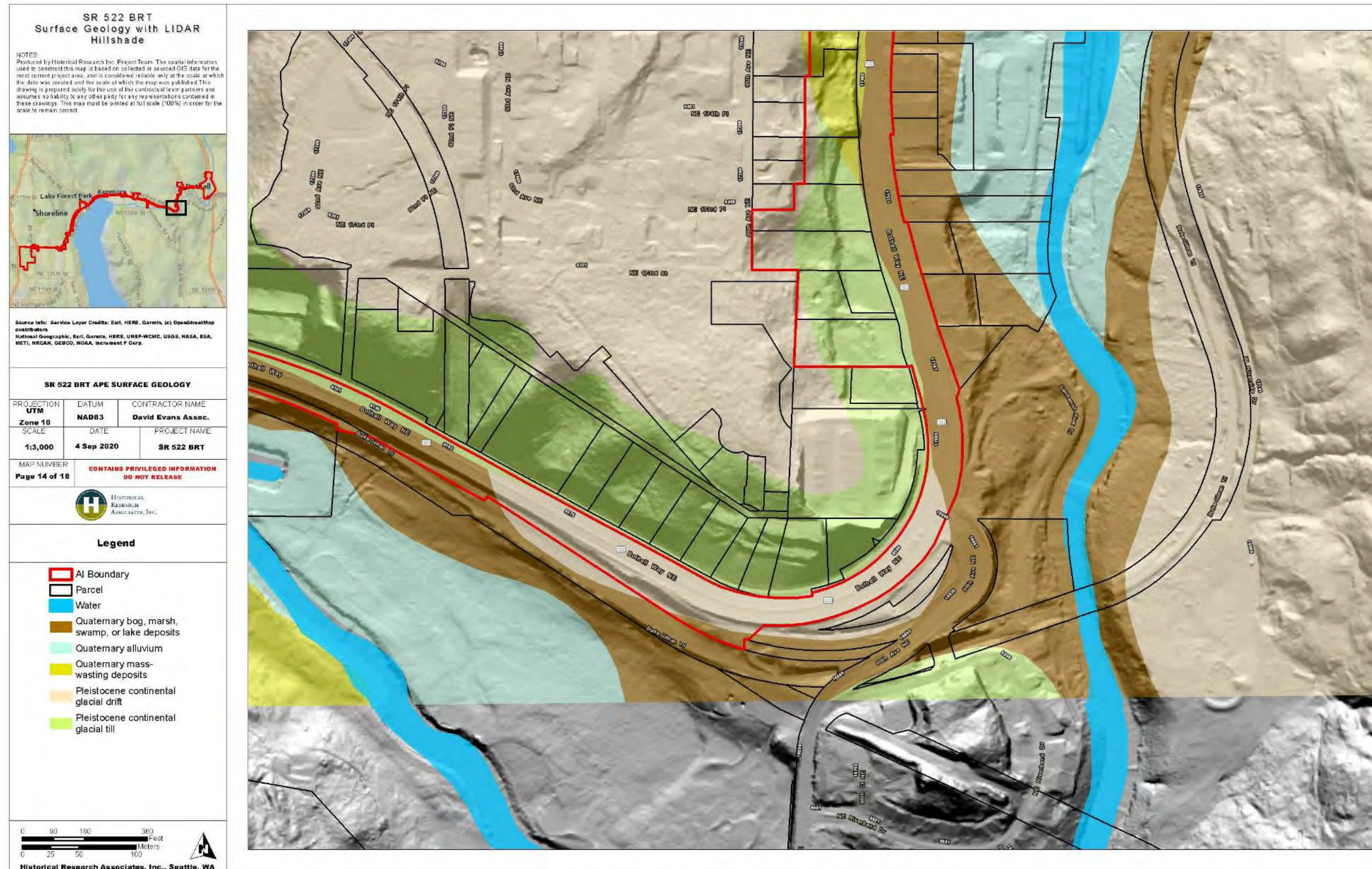


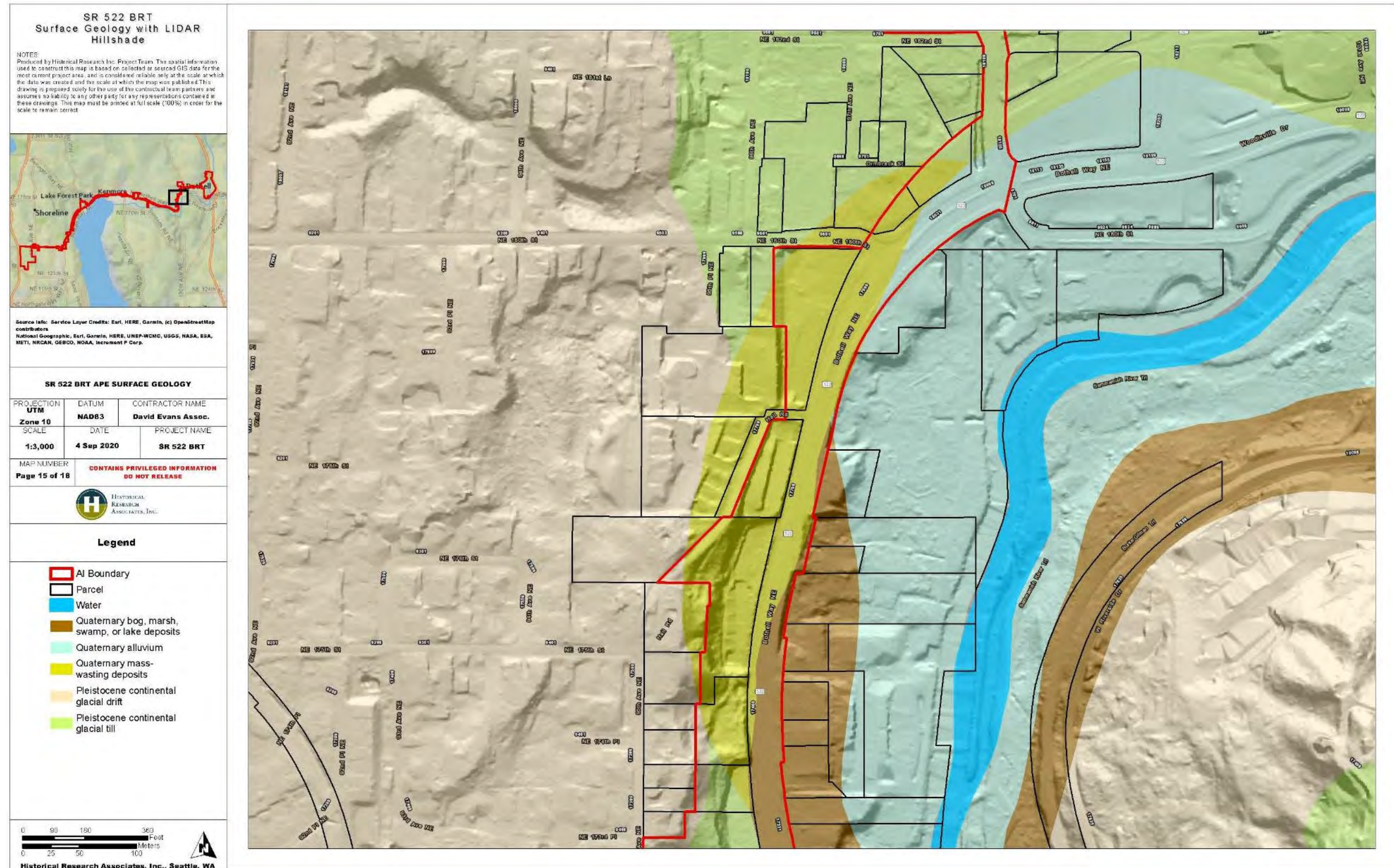




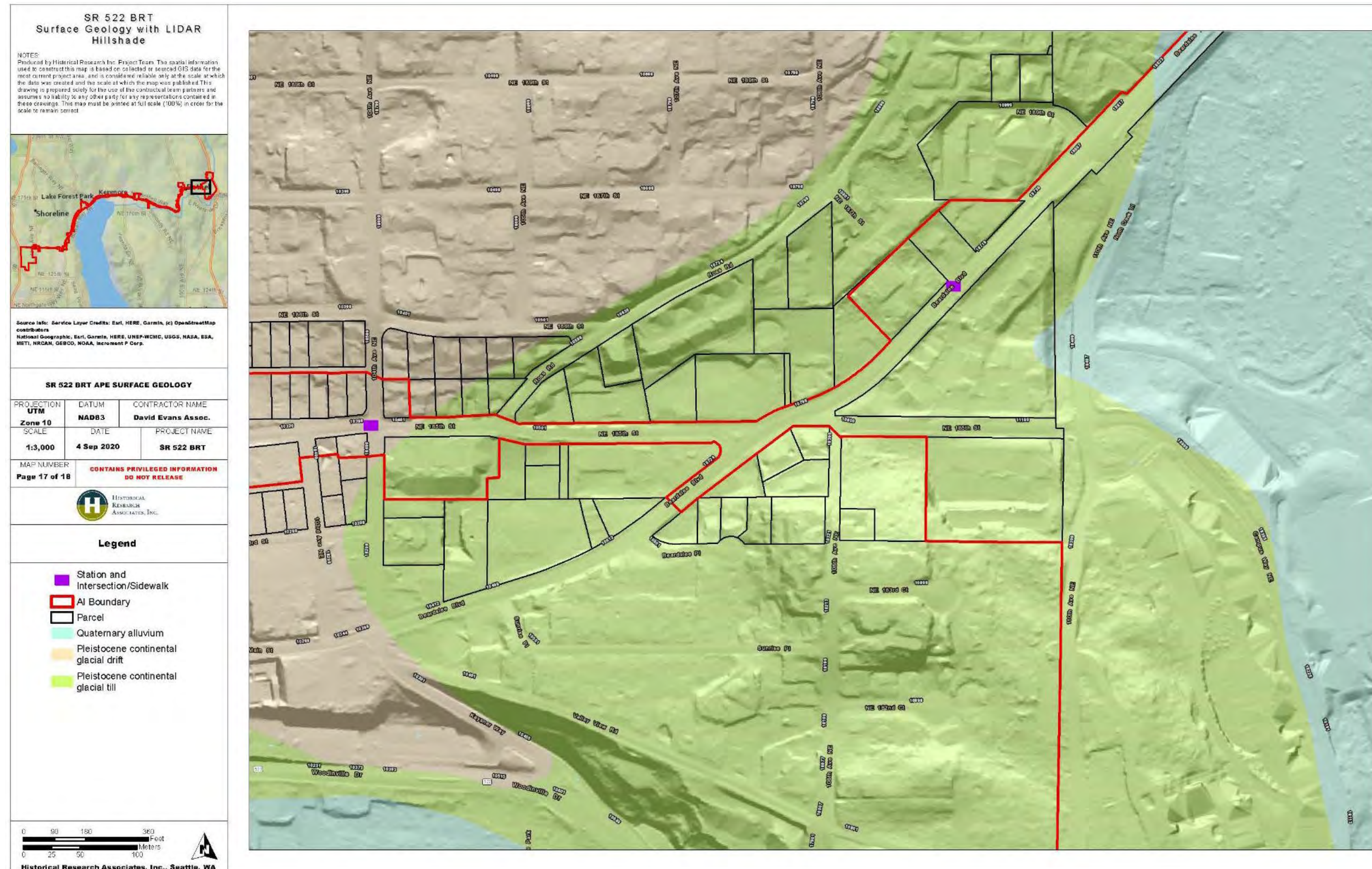


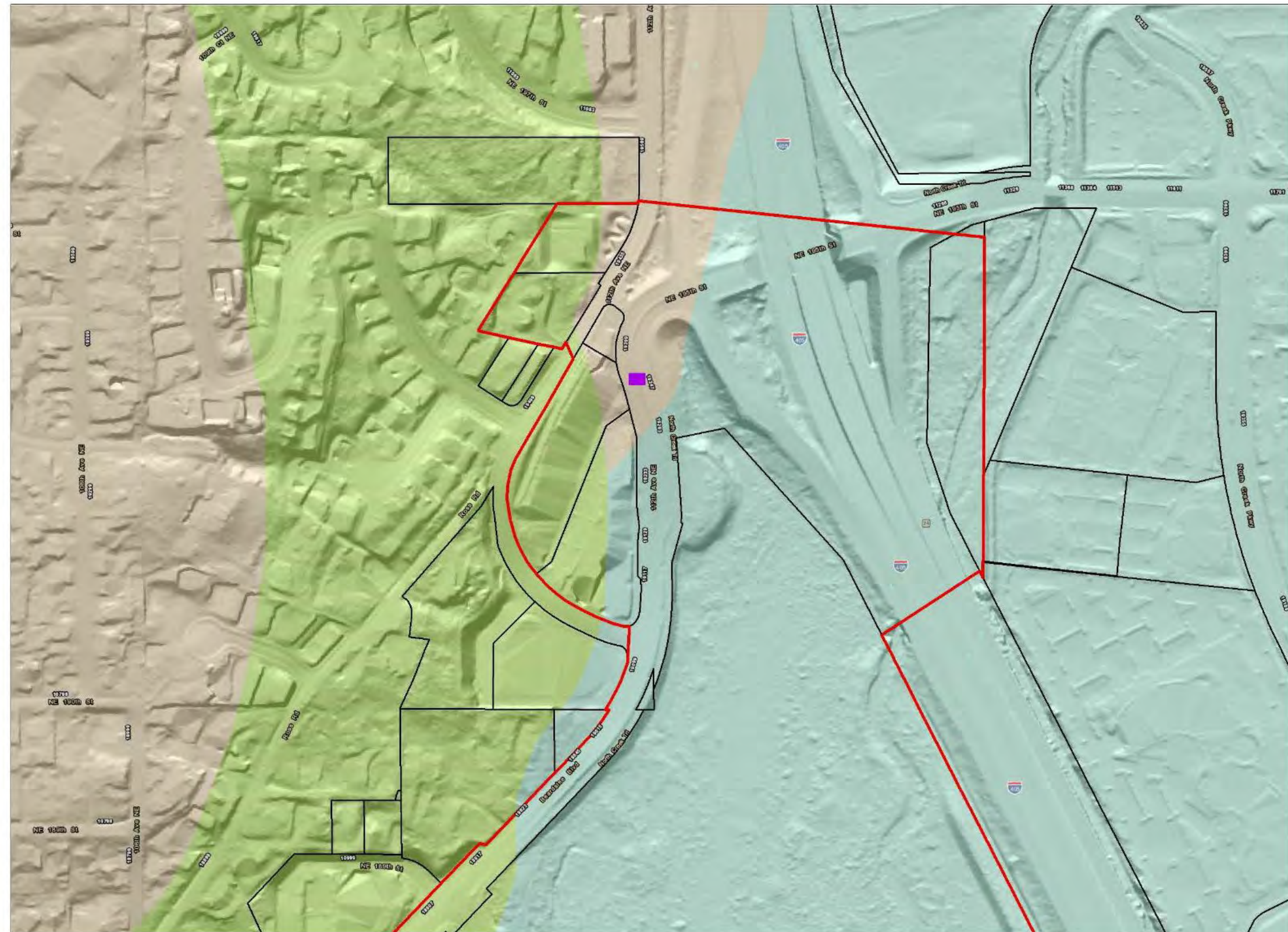














SR 522 Bus Rapid Transit

APPENDIX C

Historic Property Inventory Forms

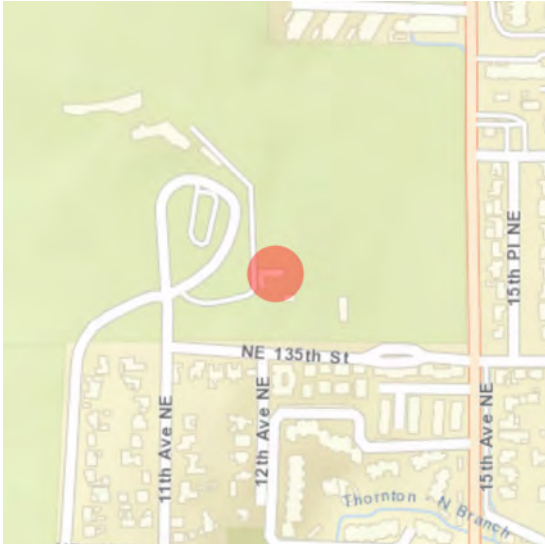


Historic Property Report

Resource Name: Jackson Park Golf Course

Property ID: 722771

Location



Address: 1000 NE 135th St, Seattle, Washington, 98125

Geographic Areas: King County, Seattle Certified Local Government, SEATTLE NORTH Quadrangle, T26R04E20

Information

Number of stories: N/A

Construction Dates:

Construction Type	Year	Circa
Built Date	1930	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Recreation and Culture	Recreation and Culture - Outdoor Recreation
Recreation and Culture	Recreation and Culture - Outdoor Recreation

Historic Context:

Category

Entertainment/Recreation

Landscape Architecture

Architect/Engineer:

Category	Name or Company
Landscape Architect	Francis L. James



Historic Property Report

Resource Name: Jackson Park Golf Course

Property ID: 722771

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
------	-------------	-------

Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Jackson Park Golf Course

Property ID: 722771

Photos



Jackson Park Golf Course, view southwest.jpg



Jackson Park Golf Course, view southeast.jpg



Historic Property Report

Resource Name: Jackson Park Golf Course

Property ID: 722771

Inventory Details - 8/19/2020

Common name: Jackson Park Golf Course
Date recorded: 8/19/2020
Field Recorder: Chrisanne Beckner and Brooke Best
Field Site number:
SHPO Determination

Detail Information

Styles:

Period	Style Details
No Style	No Style

Surveyor Opinion

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



Historic Property Report

Resource Name: Jackson Park Golf Course

Property ID: 722771

Significance narrative:

Integrity

From its period of construction (1930), the Jackson Park Golf Course at 1000 NE 135th Street retains integrity of location, setting, design, materials, workmanship, feeling, and association, as it remains on its original parcel in King County and continues to serve as a public golf course. It remains within a largely residential area, and the landscaped grounds appear unaltered, retaining many of their character-defining features. New construction took place within the last half of the twentieth century, but it did not replace the original clubhouse or lead to extensive integrity loss.

Evaluation

The Jackson Park Golf Course at 1000 NE 135th Street is a 160.7-acre public park and golf course completed in 1930. As noted above, the Jackson Park Golf Course Clubhouse was surveyed in 2012, and the FTA determined it not eligible for listing in the NRHP (DAHP 2020). As noted in the Seattle Historical Sites database, the golf course occupies the Jones Tract, a large farm tract that was settled by W. B. Denny in 1884. By the early 1920s, the Jones heirs plotted the eastern half of their holdings into the “Paramount Park Addition” and sold the western half to Seattle realtor M. Ray Wood (Seattle Historic Sites Survey Inv DPR039). By the mid-1920s, King County had twelve private golf courses, but only one public golf course at Jefferson Park on Beacon Hill. Area residents petitioned the Parks Board to develop a second facility, and in 1927, the board accepted an offer from Wood to sell his “140-acre brush-covered stump land for \$66,000,” which was at that time located north of Seattle’s city limits (DAHP 2020; Seattle DON 2020). The board commissioned Francis “Frank” L. James of New York and Philadelphia to design the new “North End Golf Course,” later renamed for President Andrew Jackson (Seattle DON 2020).

During James’s early career, he assisted well-known English architect William H. Tucker and worked on designs for both the Sand Point Country Club in Seattle (1927) and Jackson Park (1930). After he established his own firm, he continued designing golf courses, including the Maplevue Golf and Country Club (1933) and the University of Idaho Golf Course (1933). In 1936, James became the Washington WPA architect and designed the Seminary Hill layout (BC Golf House Society 2019; Denfeld 2009).

The Jackson Park course opened to the public on May 12, 1930, roughly 15 years after the first municipal golf course was established. An additional 14 acres were later purchased and developed into a nine-hole, par three course in 1954 (DAHP 2020).

HRA recommends that the Jackson Park Golf Course is eligible for listing in the NRHP/WHR under Criteria A and C for its association with recreational development, the development of public courses, and for embodying the distinctive characteristics of a 1930s golf course design by Pacific Northwest golf course architect Francis James. Under Criterion C, the course is significant in the area of Landscape Architecture, with a period of significance dating to its construction in 1930. Though surveyed at a compliance-level from the public ROW, HRA assumes the boundary for the eligible resource is the historically plotted and current golf course boundary.



Historic Property Report

Resource Name: Jackson Park Golf Course

Property ID: 722771

Physical description: Completed in 1930, according to DAHP's WISAARD database, and 1933, according to the King County Assessor, Jackson Park Golf Course is located at 1000 NE 135th Street (DAHP 2020; King County Assessor 2020). It is situated to the east of Interstate 5 (I-5) and west of 12th Avenue NE, and bounded by NE 145th Street to the north and NE 135th Street to the south. The golf course includes an original clubhouse that was surveyed in 2012. The Federal Transit Authority (FTA) found the clubhouse not eligible for listing in the NRHP in 2013 (DAHP 2020). However, the golf course itself was not fully evaluated at that time. The golf course is 160 acres of open space surrounded by mature evergreens and enclosed by chain link fence on the north edge. The course includes some benches, water features, paved and dirt or gravel pathways, but is primarily devoted to the green, as designed by Francis L. James of New York and Philadelphia (DAHP 2020). According to the Assessor, there are three buildings located within the course, a clubhouse constructed in 1933, a restaurant added in 1970, and a garage and repair shop added in 1984 (King County Assessor 2020). None of these building is within sight of APE but are clustered in the southeast corner of the golf course and not visible from the public ROW. Visible plantings include rhododendrons, cedars, madrone, and other evergreens.

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Denfeld, Duane Colt
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Department of Archaeology and Historic Preservation
2020 Washington Information System for Archaeological and Architectural Records Data (WISAARD). Electronic document, <https://wisaard.dahp.wa.gov/>, accessed May 26, 2020.

King County
2020 King County Register of Historic Places. On file with King County. Electronic document, <https://www.kingcounty.gov/services/home-property/historic-preservation/resources-links.aspx>, accessed August 1, 2020.

Seattle Department of Neighborhoods (DON)
2020 Seattle Historical Sites Survey, 1000 NE 135th St NE, Parcel ID 2026049004, Electronic document, <https://web6.seattle.gov/DPD/HistoricalSite/QueryResult.aspx?ID=1715576871>, accessed May 21, 2020.

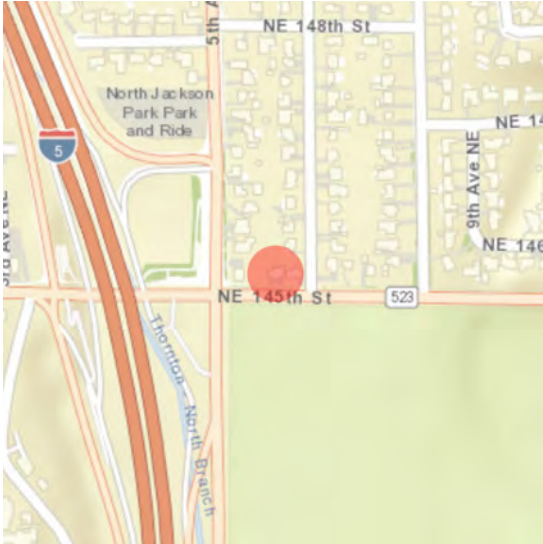


Historic Property Report

Resource Name: Residence

Property ID: 668276

Location



Address: 516 NE 145th St, Shoreline, WA 98155
Tax No/Parcel No: 756870-0770
Plat/Block/Lot: Saulsberry Heights B 6 L 14
Geographic Areas: King County, SEATTLE NORTH Quadrangle, Seattle Certified Local Government, T26R04E17, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1948	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 668276

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
100611-07-FTA, FTA, Sound Transit's Lynnwood Link Extension Light Rail Project	9/6/2012	Determined Not Eligible	, 8/12/2013
2012-11-00151, , Lynnwood Link 2			
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 668276

Photos



516 NE 145th Street, view northwest.jpg

516 NE 145th Street, view northeast.jpg



south



Historic Property Report

Resource Name: Residence

Property ID: 668276

Inventory Details - 9/6/2012

Common name: Chuang Residence
Date recorded: 9/6/2012
Field Recorder: M. Sheridan
Field Site number: 376-0907
SHPO Determination 100611-07-FTA determined on 8/12/2013

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling
Plan	T-Shape
Structural System	Wood - Balloon Frame
Cladding	Fiber Cement Board
Roof Material	Asphalt/Composition
Roof Type	Gable - Cross
Foundation	Concrete - Poured
Cladding	Wood - T 1-11
Form Type	

Surveyor Opinion

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



Historic Property Report

Resource Name: Residence

Property ID: 668276

Significance narrative: This building is not eligible for NRHP listing because it has neither architectural nor historical significance and it lacks integrity. The enclosure of the front porch and the installation of vinyl window sash have resulted in a loss of integrity of design, materials and feeling. Surrounding houses have also been altered and the area is not a potential historic district.

This house was built in 1948 in Saulsberry Heights, platted in 1927 by George Saulsberry. It consists of six large blocks with 28 small lots each, between NE 145th and 155th street and 5th and 8th avenues. At that time, this area was in unincorporated King County. The inexpensive undeveloped land and minimal code and permit requirements led to intensive development in the boom period after World War II. Before the war, much of northern King County was sparsely settled, with truck gardens, chicken ranches, greenhouses, dairies and similar uses. Development was more concentrated near Puget Sound (Richmond Beach) and Lake Washington (Lake Forest Park) and along the transportation corridors of Aurora Avenue, the nearby Interurban rail line and Lake City Way/Bothell Way along the east side. In 1954 the City of Seattle annexed the area between NE 80th Street and NE 145th Street. In 1995 the area between the Seattle city limits (NE 145th) and the Snohomish county line (205th Street) incorporated as the City of Shoreline.

The route for today's I-5 freeway in north King County was generally identified in the 1940s, and is shown on many of the plat maps of this period. The state legislature authorized development of limited-access highways in 1947, envisioning an Everett-Tacoma toll road. When federal highway funds became available in 1956, this route was the state's highest transportation priority. The property acquisition process began in April 1957 and the freeway between Everett and Seattle opened in February 1965.

Physical description: This one-story cross-gable house primarily has primarily clapboard cladding (possibly Hardiplank) with T-111 cladding on the enclosed entry porch at the center. Windows are vinyl sash sliders and the entry has a newer door and storm door. An attached single carport is on the east side. The lot is immediately east of and adjacent to the SPU pumping station facility near the intersection of NE 145th St and 5th Ave NE at the freeway interchange. A tall hedge runs across the front south of the lot, which is primarily a paved and gravel and parking area and driveway in the front.

Bibliography: King County Tax Assessor Records and Plat Maps

King County Property Record Cards, Washington State Archives, 1937

Crowley, Walt, Kit Oldham and The HistoryLink Staff. Moving Washington Timeline. Washington State Department of Transportation, 2005.



Historic Property Report

Resource Name: Residence

Property ID: 668276

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	T-Shape
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Wood - T 1-11
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Cross Gable
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 668276

Significance narrative:**Integrity**

From its period of construction (1948), the residence at 516 NE 145th Street retains integrity of location, setting, and association, as it remains a residence on its original parcel. Exterior changes including a carport addition to the east, vinyl-frame window replacement, and enclosure of the front (south) porch have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 516 NE 145th Street dates to 1948 and is situated within Shoreline's Saulsberry Heights neighborhood, plotted in 1927 by George Saulsberry and consisting of 28 small lots between NE 145th and 155th streets and Fifth and Eighth avenues. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The house is a modest example of a vernacular, postwar residence featuring few character-defining features from the historic period, apart from its side-gabled plan and minimal ornamentation. It does not embody the distinctive characteristics of a particular type, period, or method of construction; does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the residential building at 516 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1948, according to the King County Assessor, the single-family dwelling at 516 NE 145th Street fronts south toward NE 145th Street, just east of the I-5 Interchange (King County Assessor 2020). The south side of the building is screened by a tall hedge, with a driveway and parking area at the front. The one-story, T-shape building is 760 square feet sits on a poured-concrete foundation, is clad in clapboard with T1-11 siding on the enclosed entry porch, and is topped by a cross-gabled roof covered in asphalt shingles. The facade features a central gabled projection with the primary entry on the east wall and a sliding-track, vinyl-frame window on the south-facing facade. Flanking the projection to the east is a sliding-track, vinyl-frame window and an attached shed carport. A smaller window is located on the west side of the entry. The east elevation has a single door off the carport, and the west elevation has two sliding-track windows. The building's rear (north) elevation is not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 660561

Location



Address: 522 NE 145TH ST, SHORELINE, WA
Tax No/Parcel No: 7568700765
Plat/Block/Lot: SAULSBERRY HEIGHTS ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E17

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1948	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 660561

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-11-00251, , Assessors Data Project: King County U	11/6/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 660561

Photos



522 NE 145th Street, view northwest.jpg



522 NE 145th Street, view southwest.jpg



Historic Property Report

Resource Name: Residence

Property ID: 660561

Inventory Details - 11/6/2011

Common name:

Date recorded: 11/6/2011

Field Recorder: Artifacts Consulting, Inc. 6

Field Site number: 7568700765

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 522 NE 145th Street, Shoreline, is located in King County. According to the county assessor, the structure was built in 1948 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 660561

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - Shingle
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 660561

Significance narrative:**Integrity**

From its period of construction (1948), the residence at 522 NE 145th Street retains integrity of integrity of location, setting, and association, as it remains a residential building on its original parcel. Newer vinyl-frame windows and alterations to fenestration have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The single-family residence at 522 NE 145th Street was constructed in 1948 and is situated within Shoreline's Saulsberry Heights neighborhood, plotted in 1927 by George Saulsberry and consisting of 28 small lots between NE 145th and 155th streets and Fifth and Eighth avenues. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A).

Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The house is a modest example of an early Ranch house with a simple rectangular plan and minimal ornamentation. The building does not embody the distinctive characteristics of a type, period, or method of construction; does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residential building at 522 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1948, according to the King County Assessor, the single-family residence at 522 NE 145th Street is a one-story house fronting south on NE 145th Street at its intersection with Sixth Avenue NE (King County Assessor 2020). The rectangular building is 1,050 square feet, rests on a poured-concrete foundation, is clad in wood shingles, and is capped by a side-gabled roof covered in asphalt shingles. The facade features an off-center entry door with sidelights flanked by a picture window to the east and sliding-track, vinyl-frame window near the east end. No openings are located on the east elevation. The rear (north) elevation features a slight projection at the east end and rear door on the west side. The west elevation was not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 331788

Location



Address: 608 NE 145TH ST, SHORELINE, WA
Tax No/Parcel No: 7568700635
Plat/Block/Lot: SAULSBERRY HEIGHTS ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, SEATTLE NORTH Quadrangle, T26R04E17, Seattle Certified Local Government, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1936	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 331788

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00109, , Assessors Data Project: King County D	7/12/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 331788

Photos



608 NE 145th Street, view north.jpg



608 NE 145th Street, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 331788

Inventory Details - 7/12/2011

Common name:

Date recorded: 7/12/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7568700635

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 608 NE 145th Street, Shoreline, is located in King County. According to the county assessor, the structure was built in 1936 and is a single family dwelling. The building has a single-family form.



Historic Property Report

Resource Name: Residence

Property ID: 331788

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Wood
Cladding	Wood - Shingle
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling

Styles:

Period	Style Details
Mid-Late 19th and Early 20th Century Revivals	Classical Revival

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 331788

Significance narrative:**Integrity**

From its period of construction (1936), the residence at 608 NE 145th Street retains integrity of location, setting, feeling, and association, as it remains a residential building on its original parcel. Window replacement and a likely garage conversion on the west end have diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 608 NE 145th Street was built in 1936 and is, according to a previous surveyor, one of several log-clad houses in the area (DAHP2020). It is situated within Shoreline's Saulsberry Heights neighborhood, plotted in 1927 by George Saulsberry and consisting of 28 small lots between NE 145th and 155th streets and Fifth and Eighth avenues. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Classical Revival home, featuring a central projecting hood over a symmetrical facade. However, it does not include the double-hung, wood-framed windows typical of the type. It does not embody the distinctive characteristics of its type, period, or method of construction; does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 608 NE 145th Street does not qualify for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1936, according to the King County Assessor, the residence at 608 NE 145th Street is a one-story house fronting south on NE 145th Street and set back on a large lot with a picket fence along the south side (King County Assessor 2020). A driveway extends along the building's west side. The L-shape building is 730 square feet, sits on a poured-concrete foundation, is clad in half-round logs (front facade) and wood shingles, and is topped by a side-gabled roof covered in asphalt shingles. The facade features a central entry with a stoop sheltered by a gable hood with simple wood knee braces. Flanking the entrance are two large sliding-track, vinyl-frame windows. The west elevation has an exterior brick chimney positioned off-center and a lower, side-gabled wing featuring bracketed eaves and a sliding-track window on the west end. The rear and east elevations are not visible from the ROW.

Bibliography:

Department of Archaeology and Historic Preservation
2020 Washington Information System for Archaeological and Architectural Records Data (WISAARD). Electronic document, <https://wisaard.dahp.wa.gov/>, accessed May 26, 2020.
King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

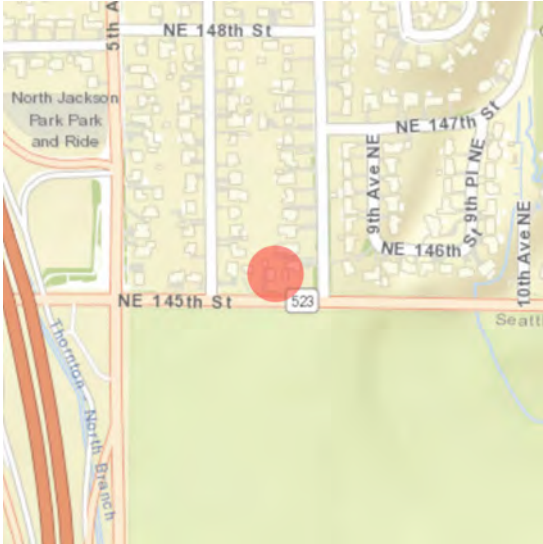


Historic Property Report

Resource Name: Residence

Property ID: 722773

Location



Address: 620 NE 145th St, Seattle, Washington, 98155

Geographic Areas: Seattle Certified Local Government, T26R04E17, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1935	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722773

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	

Historic Property Report

Resource Name: Residence

Property ID: 722773

Photos



620 NE 145th Street, view.jpg



620 NE 145th Street, view northwest, indicating privacy measures and the resource's separation from the street



Historic Property Report

Resource Name: Residence

Property ID: 722773

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Plan	T-Shape
Form Type	Single Dwelling - Side Gable

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722773

Significance narrative:**Integrity**

From its period of construction (1935), the residence at 620 NE 145th Street retains integrity of location, setting, design, materials, workmanship, feeling, and association, as it remains a residential building on its original parcel and remains relatively unaltered.

Evaluation

The residential building at 620 NE 145th Street was constructed in 1935. It is situated within Shoreline's Saulsberry Heights neighborhood, plotted in 1927 by George Saulsberry and consisting of 28 small lots between NE 145th and 155th streets and Fifth and Eighth avenues. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). Typical of Depression-era residences, the building is modest in style and plan. It is not a distinctive example of a type, period, or method of construction; does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance, HRA recommends 620 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1935, according to the King County Assessor, the single-family residence fronting south at 620 NE 145th Street is a one-story, wood-frame residence set back from the street above a raised berm and screened by privacy fencing. A driveway along the west side leads to a detached garage (King County Assessor 2020). The T-shape building is 760 square feet, sits on a poured-concrete foundation, is clad in wood clapboards, and is topped by a cross-gable roof of asphalt shingles. The facade features a shed roof supported by simple wood posts over an entry porch on the west end. An off-center entry door is flanked by a bank of eight-light, wood-frame windows behind storm windows. A projecting gable is located at the facade's east end. On the west elevation are two eight-light, wood-frame windows with a smaller sliding-track, vinyl-frame windows with simulated dividers at the north end. The rear and east elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

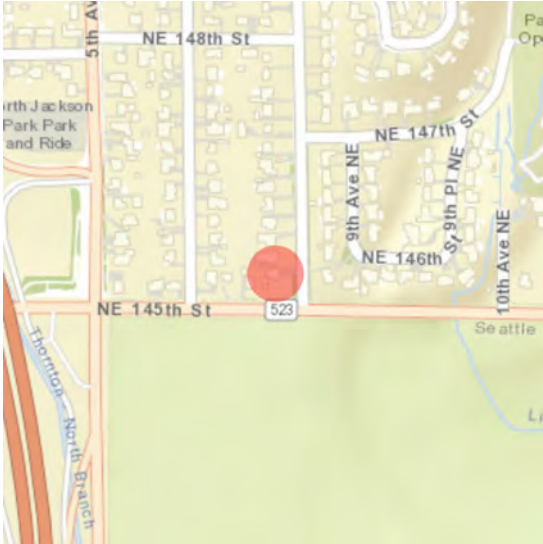


Historic Property Report

Resource Name: Residence

Property ID: 638950

Location



Address: 14505 8TH AVE NE, SHORELINE, WA
Tax No/Parcel No: 7568700625
Plat/Block/Lot: SAULSBERRY HEIGHTS ADD LESS W 65 FT
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E17, Seattle Certified Local Government, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: N/A

Construction Dates:

Construction Type	Year	Circa
Built Date	1948	<input checked="" type="checkbox"/>
Demolished	2019	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
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Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 638950

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-10-00230, , Assessors Data Project: King County S	7/7/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 638950

Photos



14505 Eighth Avenue NE, view southeast.jpg



14505 Eighth Avenue NE, view north.jpg



Historic Property Report

Resource Name: Residence

Property ID: 638950

Inventory Details - 7/7/2011

Common name:

Date recorded: 7/7/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7568700625

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 14505 8th Avenue NE, Shoreline, is located in King County. According to the county assessor, the structure was built in 1948 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 638950

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: N/A

Physical description: According to King County Assessor, the residence at 14505 Eighth Avenue NE (parcel number 756870-0625) was constructed in 1948 (King County Assessor 2020). However, this appears to be an error. Field survey indicated that the historic-period building is no longer extant, and the lot is vacant with several trailers on the parcel. The parcel is bounded by a stone wall and wood fence on NE 145th Street and Eighth Avenue NE.

Bibliography: King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722775

Location



Address: 14601 9th Ave NE, Seattle, Washington, 98155

Geographic Areas: Seattle Certified Local Government, T26R04E17, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1960	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722775

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722775

Photos



14601 Ninth Avenue NE, view southwest.jpg



14601 Ninth Avenue NE, view west.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722775

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Wood - Vertical Boards
Roof Type	Hip - Cross Hipped
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722775

Significance narrative:**Integrity**

From its period of construction (1960), the residence at 14601 Ninth Avenue NE retains integrity of location, setting, feeling, and association, as it remains a residential building on its original parcel within a neighborhood of similar postwar residences. Window replacement has diminished the building's integrity of design, materials, and workmanship.

Evaluation

The residence at 14601 Ninth Avenue NE was built in 1960, a period of postwar residential development in Shoreline. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The house is an example of a Modern Ranch house with some character-defining features of the style, including its low plan and canted deck railing. There are many examples throughout King County, however, and this one does not include, for instance, the typical wood or aluminum-framed windows found on significant examples. It is not a distinctive example of a type, period, or method of construction; does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends 14601 Ninth Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1960, according to the King County Assessor, the single-family residence at 14601 Ninth Avenue NE faces northeast with NE 145th Street to the rear. It is set back on a corner lot and largely hidden from view by mature plantings (King County Assessor 2020). A driveway is located at the building's northeast side. The one-story Ranch house has an L-shape footprint and measures 1,500 square feet (first floor and daylight basement). It rests on a poured-concrete foundation, is clad in wood clapboards and vertical wood siding, and is topped by a cross-hipped roof of asphalt shingles. At the building's north end are concrete stairs with a metal railing leading to a raised deck with a canted wood railing. The facade has a single door and large picture window at the lower level and two sliding-track, vinyl-frame windows at the upper level. The entry is positioned near the facade's south end, where the two hipped-roof wings meet. The side and rear elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 450495

Location



Address: 901 NE 146TH ST, SHORELINE, WA
Tax No/Parcel No: 6704300070
Plat/Block/Lot: PELICAN PARK DIV # 4
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E17

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1953	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 450495

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00133, , Assessors Data Project: King County L	7/7/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 450495

Photos



901 NE 146th Street, view south.jpg



901 NE 146th Street, view southwest.jpg



Historic Property Report

Resource Name: Residence

Property ID: 450495

Inventory Details - 7/7/2011

Common name:

Date recorded: 7/7/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6704300070

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 901 NE 146th Street, Shoreline, is located in King County. According to the county assessor, the structure was built in 1953 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 450495

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Stone
Roof Type	Hip - Hip-on-Gable
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 450495

Significance narrative:**Integrity**

From its period of construction (1953), the residence at 901 NE 146th Street retains integrity of location, setting, feeling, and association, as it remains a residential building on its original parcel within a neighborhood of similar postwar residences. Alterations including window replacement have diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 901 NE 146th Street was constructed in 1953, a period of postwar residential development in Shoreline. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Modern Ranch house, featuring the typical massing and mix of materials on the facade, but lacking historic-period fenestration. The building is not a distinctive example of its type, period, or method of construction; is not the work of a master; and does not possess high artistic value; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 901 NE 146th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1953, according to the King County Assessor, the single-family residence at 901 NE 146th Street fronts north toward NE 146th Street with NE 145th Street to the rear (King County Assessor 2020). A driveway along the east side of the building leads to a carport. The one-story building is L-shaped in plan with a rectangular wing and intersecting wing at the east end. It is 1,200 square feet in plan, sits on a poured-concrete foundation, is clad in rough-face stone veneer below wood shingle siding, and is topped by a cross hip-on-gable, asphalt-shingle roof with louvered vents in the gable peaks. The facade features an off-center entry door with narrow sidelights flanked by two sliding-track, vinyl-frame windows to the west and an oversized picture window to the east. A concrete entry patio is enclosed by a low rough-face stone veneer planter box, creating a courtyard space. A projecting hip-roofed wing and carport extend from the facade's east end. An interior chimney is located at the projecting wing. The west and rear (south) elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 297061

Location



Address: 905 NE 146TH ST, SHORELINE, WA
Tax No/Parcel No: 6704300065
Plat/Block/Lot: PELICAN PARK DIV # 4
Geographic Areas: King County, SEATTLE NORTH Quadrangle, Seattle Certified Local Government, King County, SEATTLE NORTH Quadrangle, T26R04E17

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1958	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 297061

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00108, , Assessors Data Project: King County A	7/6/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 297061

Photos



905 NE 146th Street, view southeast.jpg



905 NE 146th Street, view southwest.jpg



Historic Property Report

Resource Name: Residence

Property ID: 297061

Inventory Details - 7/6/2011

Common name:

Date recorded: 7/6/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6704300065

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 905 NE 146th Street, Shoreline, is located in King County. According to the county assessor, the structure was built in 1958 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 297061

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Brick
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 297061

Significance narrative:**Integrity**

From its period of construction (1958), the residence at 905 NE 146th Street retains integrity of location, setting, feeling, and association, as it remains a residential building on its original parcel within a neighborhood of similar postwar residences. Alterations, including window replacement, have diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 905 NE 146th Street was constructed in 1958 during a period of postwar residential development in Shoreline. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Modern Ranch house, featuring the typical massing, but lacking other distinguishing features, including historic-period fenestration. The building is not a distinctive example of its type, period, or method of construction; is not the work of a master; and does not possess high artistic value; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 905 NE 146th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1958, according to the King County Assessor, the single-family residence at 905 NE 146th Street faces north toward NE 146th Street with NE 145th Street to the rear (King County Assessor 2020). A paved driveway located at the building's west side leads to an attached garage. The one-story, rectangular building includes a full-sized daylight basement and a total of 2,850 square feet. It sits on a poured-concrete foundation, is clad in wood clapboard with brick veneer accents, and is capped by an asphalt-shingle, side-gabled roof. At the facade's west end, an intersecting hipped-roof wing incorporates the garage bay with a wood-paneled overhead door. The facade features an off-center entry tucked into the corner at the intersecting wings. It is flanked by an oversized, full-height, nine-light window, likely wood-framed. The brick entrance patio is enclosed by a low planter wall and is sheltered by the hip roof overhang supported by a brick corner column. Two sliding-track, vinyl-frame windows are located on the east side of the facade. A large, internal brick chimney is centrally located. There are no openings on the east elevation. The rear (south) elevation is not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722776

Location



Address: 911 NE 146th St, Seattle, Washington, 98155

Geographic Areas: Seattle Certified Local Government, T26R04E17, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1958	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722776

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722776

Photos



911 NE 146th Street, view southwest.jpg



911 NE 146th Street, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722776

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722776

Significance narrative:**Integrity**

From its period of construction (1958), the residence at 911 NE 146th Street retains integrity of location and setting, as it remains a residential building on its original parcel within a neighborhood of similar postwar residences. Additions and alterations, including a garage conversion, have diminished its integrity of design, materials, workmanship, feeling, and association.

Evaluation

The residence at 911 NE 146th Street was constructed in 1958, during a period of postwar residential development in Shoreline. It does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Modern Ranch house, although it lacks character-defining features of the type, including an attached garage. The building is not a distinctive example of its type, period, or method of construction; is not the work of a master; and does not possess high artistic value; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends 911 NE 146th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1958, according to the King County Assessor, the single-family residence at 911 NE 146th Street fronts north toward NE 146th Street with NE 145th Street to the rear (King County Assessor 2020). A driveway is located at the east side of the building. The one-story, L-shape building includes a partial daylight basement, for a total of 2,200 square feet. It sits on a poured-concrete foundation, is clad in wood clapboards, and is topped by a side-gabled roof of asphalt shingles with an intersecting hipped roof wing at the west end. A former garage, the projecting wing has been enlarged and converted to living space. It includes a secondary entry door and added windows on the east and south facing elevations. The building's primary entry is tucked into the corner at the intersecting wings. The entry is flanked by full-height, nine-light picture window to the east. Two sliding-track, aluminum-frame windows are located at the facade's east end. There are no openings at the east elevation. The west and rear (south) elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

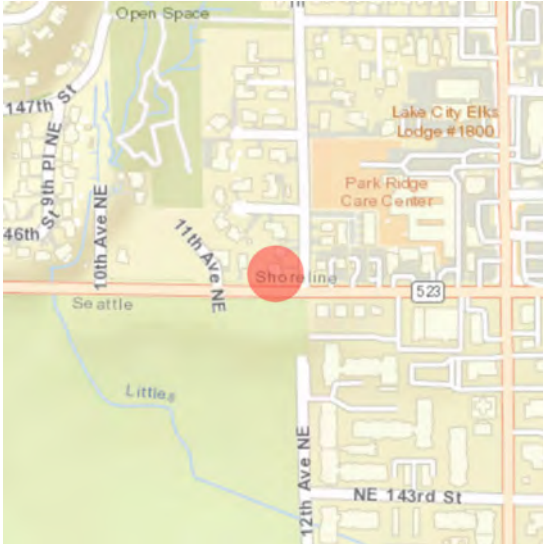


Historic Property Report

Resource Name: Residence

Property ID: 282763

Location



Address: 14503 12TH AVE NE, SHORELINE, WA
Tax No/Parcel No: 6632900710
Plat/Block/Lot: PARAMOUNT PARK DIV # 2 LESS N 58.6 FT & LESS W 160
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E17

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1959	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 282763

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00108, , Assessors Data Project: King County A	7/3/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 282763

Photos



14503 12th Avenue NE, view north.jpg



14503 12th Avenue NE, view northwest.jpg



Historic Property Report

Resource Name: Residence

Property ID: 282763

Inventory Details - 7/3/2011

Common name:

Date recorded: 7/3/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6632900710

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 14503 12th Avenue NE, Shoreline, is located in King County. According to the county assessor, the structure was built in 1959 and is a single family dwelling. The form of the building is single-family with a basement garage.



Historic Property Report

Resource Name: Residence

Property ID: 282763

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Hip - Cross Hipped
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Split Level
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 282763

Significance narrative:**Integrity**

From its period of construction (1959), the residence at 14503 12th Avenue NE retains integrity of location, setting, feeling, and association, as it remains a residential building on its original parcel within a predominantly single-family residential neighborhood. Window alterations have diminished its integrity of design, materials, and workmanship.

Evaluation

The single-family residence at 14503 12th Avenue NE in Shoreline was constructed in 1959 during a period of postwar development and does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not reveal that the building held a strong association with the lives of significant persons (Criterion B). The house is a typical example of a split-level or split-entry house, which is easily identifiable by its mid-level entry, incorporated garage bay, large picture windows, and hipped roof form (McAlester2018:613). The type is a common postwar residential form and is rarely individually significant for its architectural character unless it retains perfect integrity, which this example does not. The building does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the house was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

HRA recommends that the split-level residence at 14503 12th Avenue NE does not possess sufficient significance or integrity to be eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

According to the King County Assessor, the single-family dwelling fronting east at 14503 12th Avenue NE was built in 1959 (King County Assessor 2020). The building is a two-story split-level house. It is situated on a corner lot that is screened from NE 145th Street to the south by a wood fence and mature evergreens. The rectangular building is 2,230 square feet, including a finished basement. The building sits on a poured-concrete foundation, is clad in clapboards, and is topped by a cross-hipped roof clad in asphalt shingles. The east-facing facade is characteristic of a split-level layout with an incorporated garage bay at the lower level (north end) and a recessed, central entry placed midway between the upper and lower floors, accessed via concrete steps with a metal railing. The entry is framed by a single, fixed sidelight. South of the entry is a projecting bay with large vinyl-framed picture windows on both floors. A smaller, sliding-track window is positioned on the north side of the facade, above the garage bay. The house has generous overhanging eaves. The north elevation has two sliding-track windows on the main floor level. A large brick chimney projects from the hipped roof at the south end. The rear (west) and south elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

McAlester, Virginia Savage

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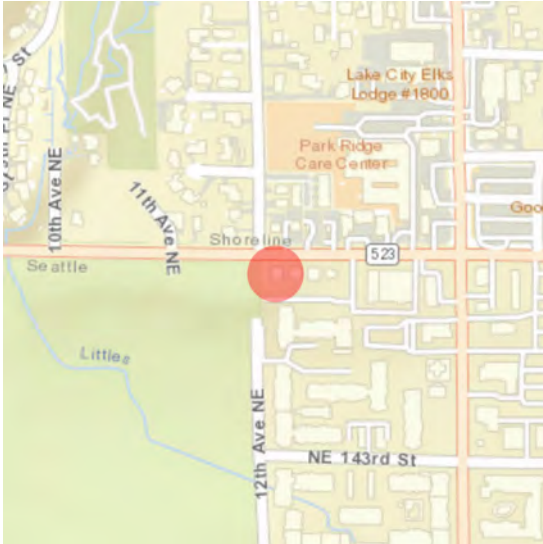


Historic Property Report

Resource Name: Multi-family residence

Property ID: 722779

Location



Address: 1201 NE 145th St, Seattle, Washington, 98155

Geographic Areas: Seattle Certified Local Government, SEATTLE NORTH Quadrangle, T26R04E20, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1954	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Multiple Family House
Domestic	Domestic - Multiple Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Multi-family residence

Property ID: 722779

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Multi-family residence

Property ID: 722779

Photos



1201-1203 NE 145th Street, view southwest.jpg



1201-1203 NE 145th Street, view southeast.jpg



Historic Property Report

Resource Name: Multi-family residence

Property ID: 722779

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Brick
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Form Type	Multiple Dwelling - Duplex
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Minimal Traditional

Surveyor Opinion



Historic Property Report

Resource Name: Multi-family residence

Property ID: 722779

Significance narrative:**Integrity**

From its period of construction (1954), the duplex at 1201–1203 NE 145th Street retains integrity of location, setting, feeling, and association, as it remains part of a complex of nearly identical multi-family dwellings. Window and siding replacement have diminished the building's integrity of design, materials, and workmanship.

Evaluation

The duplex at 1201–1203 NE 145th Street was built in 1954, along with two adjacent duplexes, examples of Minimal Traditional residential buildings. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a typical Minimal Traditional, the duplex features a modest, boxy plan with minimal architectural detail. Among the few character defining features of this style are single-hung, wood-framed windows, windows with horizontal muntin bars, or corner windows (Boyle 2017:16; McAlester 2018:587). With replacement windows in a typical configuration, this example does not individually embody the distinctive characteristics of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the duplex at 1201–1203 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

According to the King County Assessor, the duplex fronting north at 1201–1203 NE 145th Street was built in 1954 and is part of a complex of three duplexes (King County Assessor 2020). Additional buildings are evaluated separately. The building is a 1,510-square-foot multi-family dwelling, rectangular in plan, sitting on a poured-concrete foundation. The building is clad in clapboard with brick veneer at the recessed central entry. The building is topped by a side-gabled roof clad in asphalt shingles. On the north-facing facade are two primary entries, one for each unit. The roof overhang covers a central entry patio raised on a concrete pad. The recessed wall includes brick cladding and two large metal-framed picture windows. Flanking the central entry porch are projecting end bays with metal-framed, sliding-track windows. The entry doors face the patio from these projections. The duplex's east and west gable ends include projections with secondary entry doors under gable hoods paired with sliding-track windows. The rear (south) elevation is not visible from the ROW.



Historic Property Report

Resource Name: Multi-family residence

Property ID: 722779

Bibliography:

Boyle, Susan

2017 Mid-Century King County: A Context Statement on Post-War Residential Development. BOLA Architecture + Planning. Submitted to King County Historic Preservation Program, Seattle, Washington.

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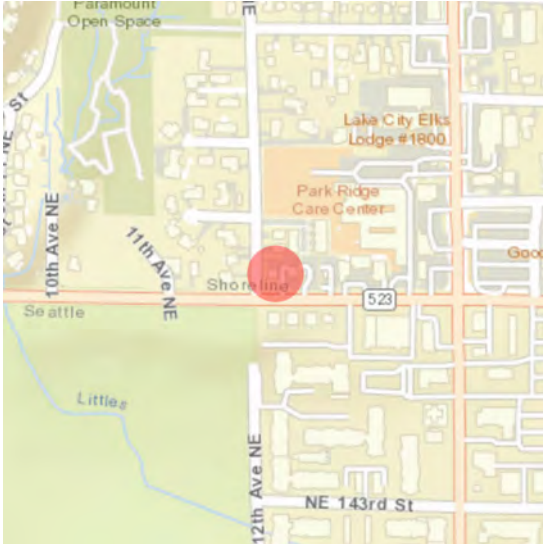


Historic Property Report

Resource Name: Residence

Property ID: 381035

Location



Address: 1202 NE 145TH ST, SHORELINE, WA
Tax No/Parcel No: 6632900143
Plat/Block/Lot: PARAMOUNT PARK DIV # 2 W 60 FT
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E17

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1941	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 381035

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00113, , Assessors Data Project: King County C	7/11/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 381035

Photos



1202 NE 145th Street, view north.jpg



1202 NE 145th Street, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 381035

Inventory Details - 7/11/2011

Common name:

Date recorded: 7/11/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6632900143

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 1202 NE 145th Street, Shoreline, is located in King County. According to the county assessor, the structure was built in 1941 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 381035

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Plan	Rectangle
Cladding	Wood - Clapboard
Cladding	Wood - Vertical Boards
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Minimal Traditional

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 381035

Significance narrative:**Integrity**

From its period of construction (1941), the residence at 1202 NE 145th Street retains integrity of location, setting, feeling, and association, as it remains a single-family dwelling on its original corner lot at the edge of a single-family neighborhood. The building's exterior sheathing and building form are intact; however, alterations in fenestration and window replacement have diminished its integrity of design, materials, and workmanship.

Evaluation

The single-family dwelling at 1202 NE 145th Street in Shoreline was built in 1941 and is an example of World War II era residential development in the area. It does not appear, based on a review of historic maps and local histories, to have any association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not reveal any association of the resource with the lives of significant persons (Criterion B). The one-story building is a modest example of a common housing type that gained popularity from 1935 to 1955, known as Minimal Traditional, featuring modest, boxy plans, wood siding, low- or intermediate-pitched roofs with little or no overhang, and minimal architectural detail. As one of few character defining features of this style, window types included single-hung, wood-framed windows, windows with horizontal muntin bars, or corner windows. A small covered porch and entry stoop were also common (Boyle 2017:16; McAlester 2018:587). This residence, while a recognizable example of the type, does not include the windows typical of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

HRA recommends that the Minimal Traditional dwelling at 1202 NE 145th Street does not possess sufficient significance or retain sufficient integrity to be eligible for listing in the NRHP or WHR under any criteria (Criteria A–D), either individually or as part of historic district.

Physical description:

According to the King County Assessor, the one-story, wood-framed house facing south at 1202 NE 145th Street was built in 1941 (King County Assessor 2020). It is situated on a corner lot, with a low wood fence along three sides of the parcel. The 880 square feet building sits on a concrete foundation, is clad in clapboards and vertical siding, and is topped by a side-gabled roof with a lower, intersecting front gable that is flush with the facade. The facade has a recessed, off-center entry with a concrete stoop. The entry is flanked by a pair of double-hung, vinyl-framed windows (east side) and a picture window with simulated dividers (west side). The west elevation has a prominent exterior brick chimney and a single, double-hung, vinyl-framed window. Two double-hung windows with simulated six-over-six dividers are located on the east elevation. The rear (north) elevation has a single door covered by a hipped roof hood and two, double-hung, vinyl-framed windows. A parking area is located to the rear with a small gable-roofed outbuilding at the northwest corner.



Historic Property Report

Resource Name: Residence

Property ID: 381035

Bibliography:

Boyle, Susan

2017 Mid-Century King County: A Context Statement on Post-War Residential Development. BOLA Architecture + Planning. Submitted to King County Historic Preservation Program, Seattle, Washington.

King County Office of the Assessor

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McAlester, Virginia Savage

2018 A Field Guide to American Houses. Knopf, New York.



Historic Property Report

Resource Name: Commercial building

Property ID: 360214

Location



Address: 1206 NE 145TH ST, SHORELINE, WA
Tax No/Parcel No: 6632900144
Plat/Block/Lot: PARAMOUNT PARK DIV # 2 E 60 FT OF W 120 FT
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E17

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1941	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 360214

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00112, , Assessors Data Project: King County B	7/3/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 360214

Photos



1206 NE 145th Street, view northeast.jpg



1206 NE 145th Street, view northwest.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 360214

Inventory Details - 7/3/2011

Common name:

Date recorded: 7/3/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6632900144

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 1206 NE 145th Street, Shoreline, is located in King County. According to the county assessor, the structure was built in 1941 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Commercial building

Property ID: 360214

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 360214

Significance narrative:**Integrity**

From its period of construction (1941), the building at 1206 NE 145th Street retains integrity of location, as it remains on its original parcel (1216 NE 145th Street). It no longer retains integrity of setting, design, materials, workmanship, feeling, or association, due to its conversion from residential to commercial use, along with alterations and additions including window replacement.

Evaluation

The building at 1206 NE 145th Street dates from 1941 and is an example of midcentury residential development in the area. It does not appear, based on a review of historic maps and local histories to have any association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A).

Background research did not reveal any association of the resource with the lives of significant persons (Criterion B). The one-story, wood-framed building is a modest example of a common housing type that gained popularity from 1935 to 1955, known as the World War II Era Cottage, featuring square plans, wood siding and windows, hipped roofs with little or no eave, and minimal architectural detail (Boyle 2017:16; McAlester 2018:587). This example has been converted to commercial use and does not embody the distinctive characteristics of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

HRA recommends that the building at 1206 NE 145th Street does not possess sufficient significance or retain sufficient integrity to be eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1941, according to the King County Assessor, the commercial building (a converted residence) at 1206 NE 145th Street is a one-story structure facing south toward NE 145th Street (King County Assessor 2020). It is set back on the lot with a paved parking area in front. The rectangular building is 800 square feet, sits on a poured-concrete foundation, is clad in clapboards, and is capped by a hipped roof with a lower cross-hipped projection at the west end. The facade features an off-center entry flanked to the east by paired double-hung, vinyl-framed windows and to the west by a fixed and sliding-track window located on a slight projection. The entry is accessed via a set of concrete stairs and an ADA-accessible ramp along the east side. The west elevation contains a side door with a flat roof canopy and a double-hung window. An exterior brick chimney is located at the east elevation flanked by double-hung, vinyl-framed windows. The rear elevation is not visible from the ROW.

Bibliography:

Boyle, Susan

2017 Mid-Century King County: A Context Statement on Post-War Residential Development. BOLA Architecture + Planning. Submitted to King County Historic Preservation Program, Seattle, Washington.

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

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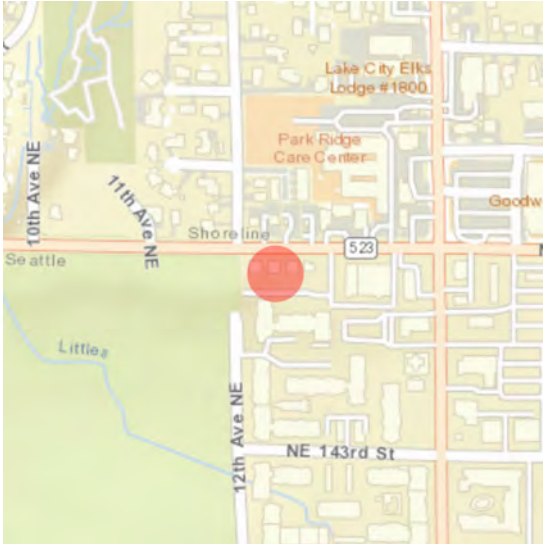


Historic Property Report

Resource Name: Multi-family residence

Property ID: 387266

Location



Address: 1207 NE 145TH ST, SEATTLE, WA
Tax No/Parcel No: 6632300645
Plat/Block/Lot: PARAMOUNT PARK ADD E 60 FT OF W 120 FT OF N 100 FT
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E20

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1954	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Multiple Family House
Domestic	Domestic - Multiple Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Multi-family residence

Property ID: 387266

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00114, , Assessors Data Project: King County G	7/4/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Multi-family residence

Property ID: 387266

Photos



1207-1209 NE 145th Street, view southwest.jpg



1207-1209 NE 145th Street, view southeast.jpg



Historic Property Report

Resource Name: Multi-family residence

Property ID: 387266

Inventory Details - 7/4/2011

Common name:

Date recorded: 7/4/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6632300645

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Multiple Dwelling - Duplex

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 1207 NE 145th Street, Seattle, is located in King County. According to the county assessor, the structure was built in 1954 and is a multiple family house. The building has a duplex form.



Historic Property Report

Resource Name: Multi-family residence

Property ID: 387266

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - Shingle
Cladding	Wood - Clapboard
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Multiple Dwelling - Duplex

Styles:

Period	Style Details
Modern Movement	Minimal Traditional

Surveyor Opinion



Historic Property Report

Resource Name: Multi-family residence

Property ID: 387266

Significance narrative:

Integrity

From its period of construction (1954), the duplex at 1207–1209 NE 145th Street retains integrity of location, setting, feeling, and association, as it remains part of a complex of nearly identical multi-family dwellings. Window and siding replacement have diminished the building's integrity of design, materials, and workmanship.

Evaluation

The duplex at 1207–1209 NE 145th Street was built in 1954, along with two adjacent duplexes, examples of Minimal Traditional residential buildings. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a typical Minimal Traditional, the duplex features a modest, boxy plan with minimal architectural detail. Among the few character defining features of this style are single-hung, wood-framed windows, windows with horizontal muntin bars, or corner windows (Boyle 2017:16; McAlester 2018:587). With replacement windows in a typical configuration, this example does not individually embody the distinctive characteristics of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the duplex at 1207–1209 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1954, according to the King County Assessor, the duplex at 1207–1209 NE 145th Street fronts north toward NE 145th Street and is one of three similar duplexes at this location (King County Assessor 2020). Additional buildings are evaluated separately. The building is a 1,510 square foot multi-family dwelling, rectangular in plan, sitting on a poured-concrete foundation. The building is clad in wood shingles and clapboard (gables). The building is topped by a side-gabled roof clad in asphalt shingles. On the north-facing facade are two primary entries, one for each unit. The roof overhang covers a central entry patio raised on a concrete pad. The recessed wall includes brick cladding and two large aluminum-framed windows. Flanking the central entry porch are projecting end bays with aluminum, sliding-track windows. The entry doors face the patio from these projections. The duplex's east and west gable ends include projections with secondary entry doors under gable hoods paired with aluminum windows. The rear (south) elevation is not visible from the ROW.



Historic Property Report

Resource Name: Multi-family residence

Property ID: 387266

Bibliography:

Boyle, Susan

2017 Mid-Century King County: A Context Statement on Post-War Residential Development. BOLA Architecture + Planning. Submitted to King County Historic Preservation Program, Seattle, Washington.

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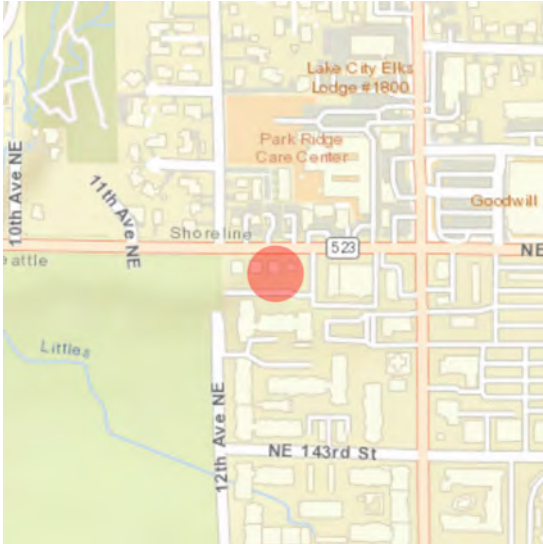


Historic Property Report

Resource Name: Multi-family residence

Property ID: 387604

Location



Address: 1213 NE 145TH ST, SEATTLE, WA
Tax No/Parcel No: 6632300646
Plat/Block/Lot: PARAMOUNT PARK ADD E 60 FT OF W 180 FT OF N 100 FT
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E20

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1954	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Multiple Family House
Domestic	Domestic - Multiple Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Multi-family residence

Property ID: 387604

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00114, , Assessors Data Project: King County G	7/4/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Multi-family residence

Property ID: 387604

Photos



1213-1215 NE 145th Street, view southwest.jpg



1213-1215 NE 145th Street, view southeast.jpg



Historic Property Report

Resource Name: Multi-family residence

Property ID: 387604

Inventory Details - 7/4/2011

Common name:

Date recorded: 7/4/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6632300646

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Multiple Dwelling - Duplex

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 1213 NE 145th Street, Seattle, is located in King County. According to the county assessor, the structure was built in 1954 and is a multiple family house. The building has a duplex form.



Historic Property Report

Resource Name: Multi-family residence

Property ID: 387604

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Brick
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Multiple Dwelling - Duplex

Styles:

Period	Style Details
Modern Movement	Minimal Traditional

Surveyor Opinion



Historic Property Report

Resource Name: Multi-family residence

Property ID: 387604

Significance narrative:

Integrity

From its period of construction (1954), the duplex at 1213–1215 NE 145th Street retains integrity of location, setting, feeling, and association, as it remains a multi-family dwelling on its original parcel amidst a grouping of similar duplexes. Additional buildings are evaluated separately. It also retains integrity of design, materials, and workmanship, as the building's basic form, roof massing, exterior sheathing, and aluminum-framed windows are still intact.

Evaluation

The multi-family residence at 1213–1215 NE 145th Street was built in 1954, along with two adjacent duplexes, examples of Minimal Traditional residential buildings. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a typical Minimal Traditional, the duplex features a modest, boxy plan with minimal architectural detail. Among the few character defining features of this style are single-hung, wood-framed windows, windows with horizontal muntin bars, or corner windows (Boyle 2017:16; McAlester 2018:587). With replacement windows in a typical configuration, this example does not individually embody the distinctive characteristics of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the duplex at 1213–1215 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1954, according to the King County Assessor, the duplex at 1213–1215 NE 145th Street is one of three similar duplexes at this location (King County Assessor 2020). Additional buildings are evaluated separately. The one-story, rectangular building is 1,510 square feet, sits on a poured-concrete foundation, is clad in clapboard and brick veneer (base of recessed entry porch), and is capped by an asphalt shingle side-gabled roof. On the north-facing facade are two primary entries, one for each unit. The roof overhang covers a central entry patio raised on a concrete pad. The recessed wall includes brick cladding and two large aluminum-framed windows. Flanking the central entry porch are projecting end bays with aluminum windows. The entry doors face the patio from these projections. The duplex's east and west gable ends include projections with secondary entry doors under gable hoods paired with aluminum windows. The rear (south) elevation is not visible from the ROW.



Historic Property Report

Resource Name: Multi-family residence

Property ID: 387604

Bibliography:

Boyle, Susan

2017 Mid-Century King County: A Context Statement on Post-War Residential Development. BOLA Architecture + Planning. Submitted to King County Historic Preservation Program, Seattle, Washington.

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

McAlester, Virginia Savage

2018 A Field Guide to American Houses. Knopf, New York.

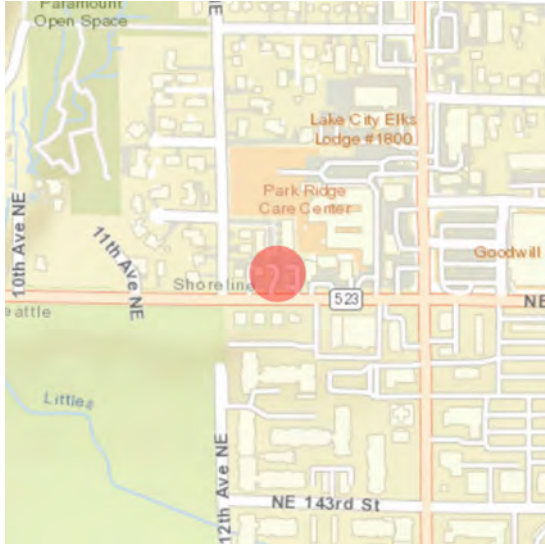


Historic Property Report

Resource Name: Commerical building

Property ID: 722780

Location



Address: 1216 NE 145th St, Seattle, Washington, 98155

Geographic Areas: T26R04E17, King County, Seattle Certified Local Government, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1941	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commerical building

Property ID: 722780

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commerical building

Property ID: 722780

Photos



1216 NE 145th Street, view northwest.jpg



1216 NE 145th Street, view northeast.jpg



Historic Property Report

Resource Name: Commerical building

Property ID: 722780

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commerical building

Property ID: 722780

Significance narrative:**Integrity**

From its period of construction (1941), the building at 1216 NE 145th Street retains integrity of location, as it remains on its original lot (1206 NE 145th Street). It no longer retains integrity of setting, design, materials, workmanship, feeling, or association, as it has been converted from residential to commercial use, is now located along a busy commercial corridor, and has been altered by window replacement.

Evaluation

The one-story, wood-framed building at 1216 NE 145th Street dates from 1941 and is an example of midcentury residential development in the area. It does not appear, based on a review of historic maps and local histories, to have any association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not reveal any association of the resource with the lives of significant persons (Criterion B). The one-story, wood-framed building is a modest example of a common housing type that gained popularity from 1935 to 1955, known as the World War II Era Cottage, featuring square plans, wood siding and windows, hipped roofs with little or no eave, and minimal architectural detail (Boyle 2017:16; McAlester 2018:587). This example has been converted to commercial use and does not embody the distinctive characteristics of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

HRA recommends that the building at 1216 NE 145th Street does not possess sufficient significance or retain sufficient integrity from its period of construction (1941) and is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1941, according to the King County Assessor, the commercial building at 1216 NE 145th Street is a one-story structure facing south toward NE 145th Street (King County Assessor 2020). It is set back on the lot with a paved parking area in front, next to a similar building to the west, evaluated separately. The rectangular building at 1216 NE 145th Street is 1,800 square feet sits on a raised poured-concrete foundation, is clad in clapboards, and is capped by an asphalt-shingled hipped roof. The facade features a single door at the basement level and an off-center entry at the main level, accessed via concrete steps with a metal railing. The main entry is sheltered by a hipped roof canopy and flanked by a vinyl-framed picture window on the east side and a sliding-track window on the west side. An exterior brick chimney is located at the east elevation with a side door at the north end. The west elevation has two sliding-track, vinyl-framed windows with a smaller window in between. The rear elevation is not visible from the ROW.

Bibliography:

Boyle, Susan

2017 Mid-Century King County: A Context Statement on Post-War Residential Development. BOLA Architecture + Planning. Submitted to King County Historic Preservation Program, Seattle, Washington.

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

McAlester, Virginia Savage

2018 A Field Guide to American Houses. Knopf, New York.

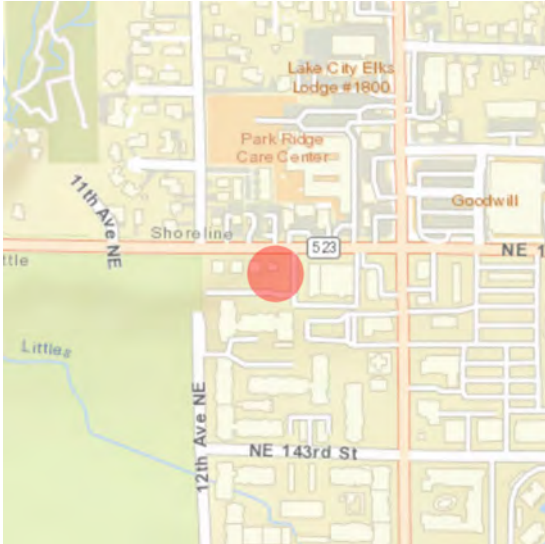


Historic Property Report

Resource Name: Multi-family residence

Property ID: 346685

Location



Address: 1219 NE 145TH ST, SEATTLE, WA
Tax No/Parcel No: 6632300647
Plat/Block/Lot: PARAMOUNT PARK ADD E 60 FT OF W 240 FT OF N 100 FT
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E20

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1954	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Multiple Family House
Domestic	Domestic - Multiple Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Multi-family residence

Property ID: 346685

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/3/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Multi-family residence

Property ID: 346685

Photos



1219 NE 145th Street, view south.jpg



1219 NE 145th Street, view southeast.jpg



Historic Property Report

Resource Name: Multi-family residence

Property ID: 346685

Inventory Details - 7/3/2011

Common name:

Date recorded: 7/3/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6632300647

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Multiple Dwelling - Duplex

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 1219 NE 145th Street, Seattle, is located in King County. According to the county assessor, the structure was built in 1954 and is a multiple family house. The building has a duplex form.



Historic Property Report

Resource Name: Multi-family residence

Property ID: 346685

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Form Type	Multiple Dwelling - Duplex
Structural System	Wood - Balloon Frame
Cladding	Wood - Clapboard
Cladding	Brick
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Built Up

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Multi-family residence

Property ID: 346685

Significance narrative:**Integrity**

From its period of construction (1954), the duplex at 1219 NE 145th Street retains integrity of location, setting, design, materials, workmanship, feeling, and association, as it remains on its original parcel and continues to serve as a multi-family dwelling. It also retains its basic form, exterior sheathing, and aluminum-framed windows.

Evaluation

The multi-family residence at 1219 NE 145th Street was constructed in 1954. It is a local example of midcentury residential construction. It does not appear, based on a review of historic maps and local histories to have any association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not reveal any association of the resource with the lives of significant persons (Criterion B). The wood-framed duplex is modest in plan and design with few character-defining features and does not embody the distinctive characteristics of a type, period, or method of construction. It does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance, HRA recommends that the multi-family residence at 1219 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1954, according to the King County Assessor, the building at 1219 NE 145th Street is a multi-family dwelling facing north toward NE 145th Street (King County Assessor 2020). It is largely obscured by mature cedar trees and overgrown bushes. The building has an L-shaped plan with a lower unit at the building's east side. The duplex is 1,500 square feet, sits on a poured-concrete foundation, is clad in clapboard and brick veneer, and terminates in a flat roof. An off-center entry is located at the juncture between the main facade and projecting wing (northwest), which is accessed via a concrete stoop. The entry is flanked by an aluminum-framed window to the east and a larger, sliding-track window centered on the wing to the west. The west elevation contains a single, square aluminum-framed window. The rear (south) elevation is not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

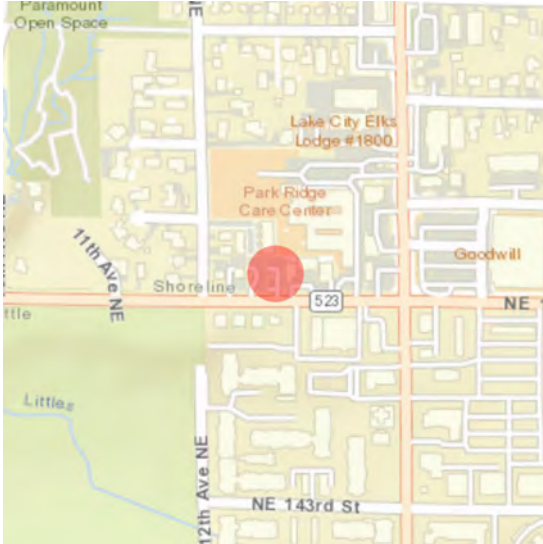


Historic Property Report

Resource Name: Commercial building

Property ID: 339765

Location



Address: 1222 NE 145TH ST, SHORELINE, WA
Tax No/Parcel No: 6632900140
Plat/Block/Lot: PARAMOUNT PARK DIV # 2 E 60 FT OF W 240 FT LESS ST
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E17

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1941	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 339765

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 339765

Photos



1222 NE 145th Street, view northwest.jpg



1222 NE 145th Street, view northeast.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 339765

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6632900140

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Platform Frame
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 1222 NE 145th Street, Shoreline, is located in King County. According to the county assessor, the structure was built in 1941 and is a professional building. Also according to the county assessor, the structure was remodeled in 1980. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Commercial building

Property ID: 339765

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Wood - Shingle
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Cross Gable

Styles:

Period	Style Details
Modern Movement	Minimal Traditional

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 339765

Significance narrative:**Integrity**

From its period of construction (1941), the building at 1222 NE 145th Street retains integrity of location, as it remains on its original lot. It no longer retains integrity of setting, association, and feeling, due to its conversion to commercial use and location along a commercial corridor. Alterations including window replacement, entry porch addition, and double entries have diminished its integrity of design, materials, and workmanship.

Evaluation

The one-story, wood-framed commercial building at 1222 NE 145th Street was built in 1941, a period of World War II era development, but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building was likely constructed as a modest Minimal Traditional residential building characterized by rectangular massing, side-gabled roof, and minimal ornamentation. This example, which has been converted to commercial use, is modest in plan with an altered entry and is not a distinctive example of any particular type, period, or method of construction; is not the work of a master; does not possess high artistic value; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that building at 1222 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1941, according to the King County Assessor, the commercial building at 1222 NE 145th Street is a one-story, wood-framed structure fronting south toward NE 145th Street (King County Assessor 2020). It is set back from the street with a parking area along the front and rear sides of the building. The 840-square-foot building has a rectangular plan, sits on a raised poured-concrete foundation, is clad in clapboards with scalloped wood shingles, and topped by a cross-gabled roof. The facade features a central, front-facing gable entry porch, constructed ca. 1975, enclosed by a low brick wall and glass. It is accessed by concrete steps. Two wood-paneled entry doors are centered on the facade and flanked by a picture window with simulated multi-light dividers. A gable cupola is centered on the main roof ridge line. The west elevation has an exterior brick chimney with two small, sliding-track windows on the north side. The east elevation has two basement windows and two sliding-track windows at the first floor. The rear elevation is not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Commercial building

Property ID: 339350

Location



Address: 1234 NE 145TH ST, SHORELINE, WA
Tax No/Parcel No: 6632900015
Plat/Block/Lot: PARAMOUNT PARK DIV # 2 E 55 FT OF W 110 FT LESS N
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E17

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1949	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 339350

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 339350

Photos



1234 NE 145th Street, view northwest.jpg



1234 NE 145th Street, view northeast.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 339350

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6632900015

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Platform Frame
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 1234 NE 145th Street, Shoreline, is located in King County. According to the county assessor, the structure was built in 1949 and is a medical business office. Also according to the county assessor, the structure was remodeled in 1980. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Commercial building

Property ID: 339350

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - T 1-11
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Commercial

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 339350

Significance narrative:**Integrity**

From its period of construction (1949), the building at 1234 NE 145th Street retains integrity of location, as it remains on its original parcel. It no longer retains integrity of setting and association, as it is surrounded by newer commercial development and has been converted to office use. The building no longer retains integrity of design, materials, workmanship, and feeling, due to extensive alterations including window and siding replacement.

Evaluation

The two-story building at 1234 NE 145th Street dates from 1949 and is currently used as an office building operated by the Church of Scientology. Its original use is not known. It does not appear, based on a review of historic maps and local histories, to have any associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). This building has been enlarged and renovated and does not embody the distinctive characteristics of a particular type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the office building at 1234 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1949, according to the King County Assessor, the two-story, wood-framed building at 1234 NE 145th Street faces west toward a shared parking area (King County Assessor 2020). It is located within a commercial building complex. The rectangular building is 1,640 square feet, sits on a poured-concrete foundation, is clad in T1-11 siding, and is capped by a side-gabled roof. A one-story, side-gabled addition extends along the rear (east) side of the building. The main roof extends down to incorporate a covered entry at the southwest corner of the main facade. The roof projection is supported by a wood beam resting on a simple round post. The north portion of the main (west) facade is enclosed by wood fence and largely obscured. The south elevation has a large picture window and a one-story gable projection (southeast) at the first floor and two sliding-track, vinyl-framed windows at the second floor. The rear (east) elevation has sliding-track, vinyl-framed windows at the first and second floors, with a single door at the north end.

Bibliography:

King County Office of the Assessor
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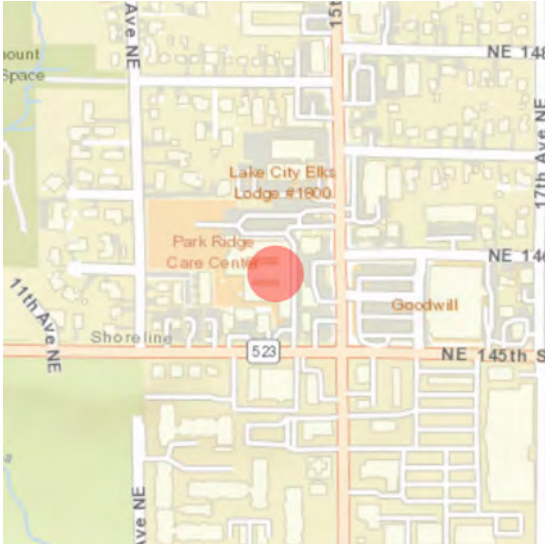


Historic Property Report

Resource Name: Park Ridge Care Center

Property ID: 722782

Location



Address: 1250 NE 145th St, Seattle, Washington, 98155

Geographic Areas: Seattle Certified Local Government, T26R04E17, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1964	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Health Care	
Health Care	

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Park Ridge Care Center

Property ID: 722782

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Park Ridge Care Center

Property ID: 722782

Photos



1250 NE 145th Street, view northeast.jpg



1250 NE 145th Street, view northwest.jpg



Historic Property Report

Resource Name: Park Ridge Care Center

Property ID: 722782

Inventory Details - 8/19/2020

Common name: Park Ridge Skilled Nursing Home
Date recorded: 8/19/2020
Field Recorder: Chrisanne Beckner and Brooke Best
Field Site number:
SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	E-Shape
Foundation	Concrete - Poured
Cladding	Stucco
Cladding	Stone
Roof Type	Gable - Front
Roof Material	Asphalt/Composition - Shingle
Form Type	Multiple Dwelling
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion

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



Historic Property Report

Resource Name: Park Ridge Care Center

Property ID: 722782

Significance narrative:

Integrity

From its period of construction (1964), the nursing home at 1250 NE 145th Street retains integrity of location, feeling, and association, as it remains on its original parcel and continues to serve as a convalescent hospital. The building no longer retains its integrity of setting, design, materials, or workmanship, due to alterations and additions including window replacement.

Evaluation

The institutional building at 1250 NE 145th Street was built in 1964 and designed as the Park Ridge Convalescent Center. The Seattle Daily Times described its opening in an article dated July 12, 1964, including an image of the front facade with its broad, front-gabled roof and stone veneer cladding. It describes the facility in a “picturesque setting of evergreens, flowers and lawns” that is intended for “convalescents of all ages and persons with terminal illnesses or disabilities” (Seattle Times 1964a). The wood-framed building was clad in stucco and stone, and had a concrete basement housing “recreation equipment, heating plant and laundry.” An advertisement in the Seattle Daily Times describes the facility’s two- and three-bed rooms, park-like setting, enclosed garden, patio, and safety features (Seattle Times 1964b). Today, the building continues to serve as a convalescent hospital. It is associated with the healthcare industry but is not known to have any specific, documented associations with important events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building was designed and constructed by building contractor J. A. Wetter and Dr. C. D. Rehm (Wetter, Rehm & Associates), with landscaping by William E. Gytot (Seattle Times 1964a). Research did not reveal that Wetter or Gytot were recognized masters in their fields. The building is a relatively intact example of Modern commercial architecture with some elements of Contemporary style, as characterized by its prominent broad, front-gabled roof, colored-glass clerestory window, and rough-cut stone veneer detail. However, it is not known to be the work of a master and does not possess high artistic value. It could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

HRA recommends that the institutional building at 1250 NE 145th Street does not possess sufficient significance or retain sufficient integrity from its period of construction (1964) to be eligible for independent listing in the NRHP or WHR under any criteria (Criteria A–D). However, the building could qualify as contributing to a potential historic district of Modern and Contemporary resources in Shoreline under Criterion C, were such a district present.



Historic Property Report

Resource Name: Park Ridge Care Center

Property ID: 722782

Physical description:

Built in 1964, according to the King County Assessor, the nursing home facing south at 1250 NE 145th Street is a one-story institutional building set back from the street with a paved parking area along the front (King County Assessor 2020). The 33,160-square-foot building occupies an E-shaped footprint and includes a partially finished basement. It sits on a raised poured-concrete foundation, is clad in stucco and rough-cut stone veneer, and is topped by a front-gabled roof. According to the tax assessor's record, the convalescent hospital contains 115 nursing beds and shares the parcel with two warehouses, but these are not visible from the public ROW. Aerial photographs suggest they are located to the northwest of the building and are simple gabled or shed-roofed structures with minimal fenestration and minimal ornament (King County Assessor 2020). The primary building's facade features a broad, projecting front gable above exposed wood beams supported by round metal posts. A low stone veneer wall and a covered, ADA-accessible ramp with a metal railing extends across the facade. The aluminum-framed, double-door entry is flanked by two picture windows (east) and a sliding-track window (west). A colored-glass clerestory window is located on the upper wall beneath the projecting gable. The east and west elevations of the building's main wing have below-grade ramps covered by flat roof canopies that lead to the basement level. Fenestration along the east elevation consist of fixed and sliding-track, vinyl-framed windows that are symmetrically placed across the upper face. An exterior stucco-covered chimney is located at the building's southeast end. According to a Google aerial view, the building features three substantial gable wings on the west elevation, oriented along an east-west axis and facing inward toward landscaped courtyards (Google Earth 2020). These wings are not visible from the ROW.

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King County Office of the Assessor
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Google Earth
2020 Historical Imagery of King County, WA. Electronic document, <https://www.google.com/maps>, accessed May 26, 2020.
Seattle Times
1964a Convalescent Center to Open. July 12. Seattle Times, available through the Seattle Public Library. Electronic document, <https://www.spl.org/>, accessed May 26, 2020.
1964b New Park Ridge Convalescent Center real estate advertisement. October 15. Seattle Times, available through the Seattle Public Library. Electronic document, <https://www.spl.org/>, accessed May 26, 2020.

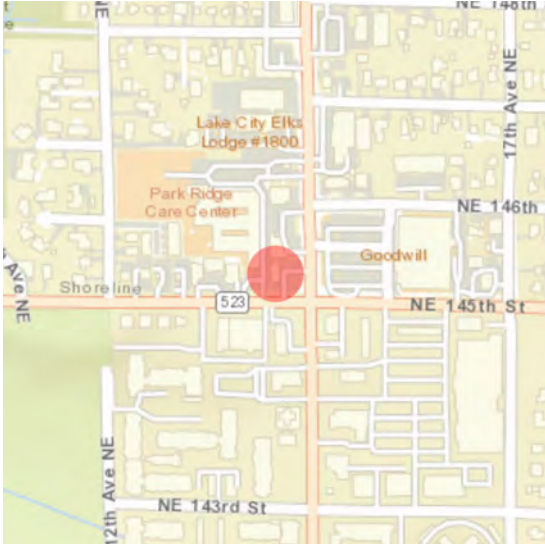


Historic Property Report

Resource Name: Commercial building

Property ID: 343086

Location



Address: 14501 15TH AVE NE, SHORELINE, WA
Tax No/Parcel No: 6632900011
Plat/Block/Lot: PARAMOUNT PARK DIV # 2 E 100 FT LESS CO RD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, King County, Seattle Certified Local Government, T26R04E17, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1954	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Specialty Store
Commerce/Trade	Commerce/Trade - Specialty Store

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 343086

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/3/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 343086

Photos



14501 15th Avenue NE, view northwest.jpg



14501 15th Avenue NE, view west.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 343086

Inventory Details - 7/3/2011

Common name:

Date recorded: 7/3/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6632900011

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 14501 15th Avenue NE, Shoreline, is located in King County. According to the county assessor, the structure was built in 1954 and is a commercial business. Also according to the county assessor, the structure was remodeled in 1964. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Commercial building

Property ID: 343086

Inventory Details - 8/19/2020

Common name: Chuck's Auto Repair
Date recorded: 8/19/2020
Field Recorder: Chrisanne Beckner and Brooke Best
Field Site number:
SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Roof Type	Flat with Parapet
Roof Material	Asphalt/Composition
Structural System	Masonry - Concrete Block
Cladding	Stucco
Form Type	Commercial - One-Part Block

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 343086

Significance narrative:**Integrity**

From its period of construction (1954), the commercial building at 14501 15th Avenue NE. retains integrity of location, setting, feeling, and association, as it remains on its original corner parcel and continues to serve as an auto shop along Shoreline's commercial corridor. Alterations and additions, including garage door replacement, have slightly diminished the building's integrity of design, materials, and workmanship.

Evaluation

The one-story, masonry commercial building at 14501 15th Avenue NE was built in 1954 during a period of postwar growth in Shoreline. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). This building is a modest example of a one-part commercial block. It is not a distinctive example of a particular type, period, or method of construction. It does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on lack of significance and integrity, HRA recommends that the auto repair shop at 14501 15th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1954, according to the King County Assessor, the commercial building fronting east at 14501 15th Avenue NE is a one-story, masonry building occupying a corner lot to the north of NE 145th Street (King County Assessor 2020). The rectangular building is 2,000 square feet, sits on a poured-concrete pad, and terminates in a flat parapet roof. The east-facing facade contains three garage bays with metal-framed, nine-light overhead doors at the north side and an off-center entry set within a grouping of aluminum-framed storefront windows at the south side. The storefront windows wrap around to the south elevation. A lower shed extension is located at the building's north elevation. The rear (west) elevation is obscured by a row of trees and is not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

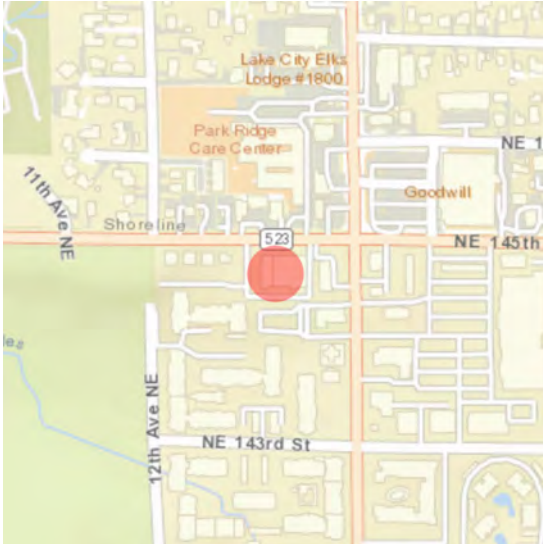


Historic Property Report

Resource Name: Pacific Telephone and Telegraph Company building

Property ID: 342578

Location



Address: 1249 NE 145TH ST, SEATTLE, WA
Tax No/Parcel No: 6632300641
Plat/Block/Lot: PARAMOUNT PARK ADD LESS E 100 FT & LESS W 240FT EX
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E20

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1948	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Government	Government - Public Works
Government	Government - Public Works

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Pacific Telephone and Telegraph
Company building

Property ID: 342578

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/3/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Pacific Telephone and Telegraph
Company building

Property ID: 342578

Photos



1249 NE 145th Street, view southwest.jpg



1249 NE 145th Street, view southeast.jpg



Historic Property Report

Resource Name: Pacific Telephone and Telegraph
Company building

Property ID: 342578

Inventory Details - 7/3/2011

Common name:

Date recorded: 7/3/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6632300641

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Utilitarian

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 1249 NE 145th Street, Seattle, is located in King County. According to the county assessor, the structure was built in 1948 and is an other. Also according to the county assessor, the structure was remodeled in 1975. The 2-story building has a utilitarian form.



Historic Property Report

Resource Name: Pacific Telephone and Telegraph
Company building

Property ID: 342578

Inventory Details - 8/19/2020

Common name: Century Link building
Date recorded: 8/19/2020
Field Recorder: Chrisanne Beckner and Brooke Best
Field Site number:
SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Brick
Roof Type	Flat with Parapet
Roof Material	Asphalt/Composition - Built Up
Structural System	Masonry - Brick
Form Type	Commercial

Styles:

Period	Style Details
Mid-Late 19th and Early 20th Century Revivals	Beaux Arts

Surveyor Opinion

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



Historic Property Report

Resource Name: Pacific Telephone and Telegraph
Company building

Property ID: 342578

Significance narrative:

Integrity

From its period of construction (1948), the building at 1249 NE 145th Street features integrity of location, setting, feeling, and association, as it remains on its original parcel and continues to be used as telecommunications facility. The building's austere facade retains its integrity of design, materials, and workmanship, in spite of minor alterations.

Evaluation

The telephone exchange building at 1249 NE 145th Street was built in 1948 during a period of postwar growth by the Pacific Telephone and Telegraph Company (PT&T). It is directly associated with the residential development of Shoreline and its associated infrastructure. It survives as one of several switching centers built in Seattle neighborhoods during this period of development. The different telephone companies, including AT&T and PT&T, were broken up in 1984 into eight companies and the regional company, Pacific Northwest Bell, became CenturyLink (Telecommunications History Group 2020). The building continues to be used by CenturyLink as a telecommunications facility (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building embodies the distinctive characteristics of a late Beaux Arts, or streamlined classical style with elements of Art Deco, evident in the building's minimal ornament (occasionally referred to as "WPA Moderne"). It is of masonry construction with rectilinear massing, flat parapet roof, symmetrical fenestration, recessed vertical bays, decorative brickwork, and multi-light, steel-framed windows. It is similar to telephone exchange buildings in Burien and Port Angeles, Washington, both built by PT&T in 1948. The Port Angeles example has since been determined eligible for listing in the NRHP (DAHP 2020). This example, likely designed by PT&T, is not known to represent the work of a master, possess high artistic values, or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

HRA recommends the public utility building at 1249 NE 145th Street is eligible for listing in the NRHP/WHR under Criterion A, for its contribution to the history of telecommunication in the region during the postwar period, and Criterion C, as a local representation of a streamlined, Beaux Arts/Art Deco-inspired public utility building. It is significant under the areas of Architecture and Community Planning and Development, with a period of significance dating to its construction in 1948. Though surveyed from the public right-of-way, HRA assumes the boundary for the eligible resource is the historically plotted and current tax lot.



Historic Property Report

Resource Name: Pacific Telephone and Telegraph
Company building

Property ID: 342578

Physical description: Built in 1948, according to the King County Assessor, the public utility building at 1249 NE 145th Street is an imposing masonry building facing north toward NE 145th Street, sited on a 1-acre parcel near the intersection of 15th Avenue NE (King County Assessor 2020). The rectangular building consists of a tall, two-story section and a one-story wing on the west side. The 47,237-square-foot building sits on a raised poured-concrete foundation, is clad in brick veneer, and is topped by a flat parapet roof. The building exhibits modest architectural ornament, limited to decorative brickwork, and the symmetrical fenestration and vertical emphasis typical of the Beaux Arts revival styles, although it does not include typical classical details and is more appropriately understood as a streamlined, Modern example. The facade features full-height, recessed bays with paired multi-light, steel-framed windows and louver vents on the first and second floors. The windows are covered with metal security screens. The main door is positioned in a recessed entryway at the facade's east end and accessed via three brick steps. The entry contains a steel door with a decorative zig-zag motif and six-light transom that has been painted over. The facade includes decorative, stepped brickwork in running and stretcher bonds. The east elevation comprises five bays with single and paired metal-framed windows at the first- and second-floor level. The one-story west wing features two recessed bays with no openings on the north facade, and a two vertical banks of metal-framed window on the west elevation, facing a parking lot. The rear elevation is not accessible from the ROW.

Bibliography: Department of Archaeology and Historic Preservation
2020 Washington Information System for Archaeological and Architectural Records Data (WISAARD). Electronic document, <https://wisaard.dahp.wa.gov/>, accessed May 26, 2020.
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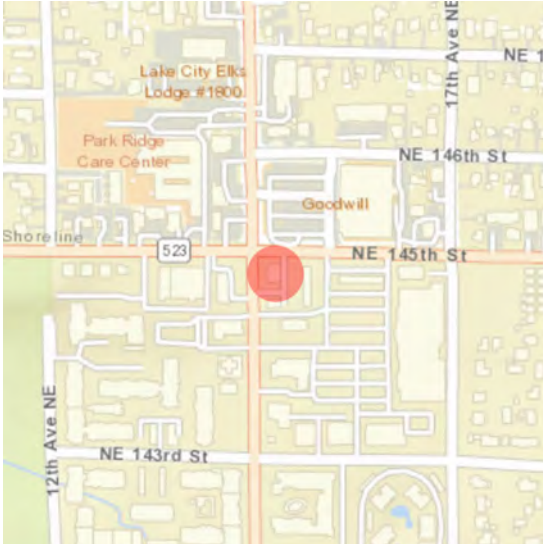


Historic Property Report

Resource Name: Bank

Property ID: 723430

Location



Address: 14360 15th Ave NE, Seattle, Washington, 98125

Geographic Areas: T26R04E21, King County, SEATTLE NORTH Quadrangle, Seattle Certified Local Government

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1975	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Financial Institution
Commerce/Trade	Commerce/Trade - Financial Institution

Historic Context:

Category

Architecture

Economics

Architect/Engineer:

Category	Name or Company
Architect	Benjamin Woo



Historic Property Report

Resource Name: Bank

Property ID: 723430

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/23/2020	Survey/Inventory	



Historic Property Report

Resource Name: Bank

Property ID: 723430

Photos



14360 15th Ave NE, view east.jpg



14360 15th Ave NE, view northwest.jpg



Historic Property Report

Resource Name: Bank

Property ID: 723430

Inventory Details - 11/23/2020

Common name:

Date recorded: 11/23/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Cladding	Brick
Roof Type	Flat with Eaves
Roof Material	Metal
Plan	Rectangle
Form Type	Commercial - One-Part Block
Structural System	Masonry - Brick

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Bank

Property ID: 723430

Significance narrative:

Integrity

From its period of construction (1975), the bank building at 14360 15th Avenue NE appears to retain integrity of location, setting, design, materials, workmanship, feeling, and association, as it remains on its original parcel alongside a busy commercial corridor and appears relatively unchanged, except for new signage associated with Washington Federal Savings and Loan, which purchased United Savings and Loan in the late twentieth century.

Evaluation

The bank branch at 14360 15th Avenue NE was constructed in 1975, a new branch of the United Savings and Loan in Seattle. The building is associated with the banking industry and economic growth in north Seattle. Based on its association with local commercial activity, the bank building is significant for its association with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest Modern one-part block with projecting windows with skylights and a heavy metal awning, along with a distinctive mural depicting Chinese figures and themes. The building was designed by Benjamin Woo, an architect born and raised in Seattle who studied mechanical engineering at the University of Washington before founding Woo, Jackson and Edwards in 1959 and then working independently and with Gerald A. Park on the King County Fairgrounds, the Kawabe Memorial House Senior Apartments, and the United Savings and Loan headquarters. Woo was also active in civic life, serving as president of the Chinese Community Service Organization in the 1960s, the Wing Luke Museum in 1971, and the AIS Seattle in 1982 (DOCOMOMO-WEWA 2020). As a modest example of a Modern bank block designed by a local master, the bank at 14360 15th Avenue NE embodies the distinctive characteristics of its type, period and method of construction. It does not possess high artistic values, but could represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on its significance and integrity, Historical Research Associates (HRA) recommends that the bank block at 14360 15th Avenue NE qualifies for listing in the National Register of Historic Places under Criteria A and C. Its period of significance dates to its construction in 1975. The building was surveyed from the right-of-way, but HRA assumes the boundary of the eligible resource is the building's footprint.



Historic Property Report

Resource Name: Bank

Property ID: 723430

Physical description:

According to the King County Assessor, the bank building at 14360 15th Avenue NE was constructed in 1975 and is currently used by Washington Federal Savings and Loan (King County Assessor 2020). It sits on a parcel located on the southeast corner of the intersection of 15th Avenue NE and NE 145th Street. A second building, located to the rear of the same parcel, was constructed outside the historic period and is not subject to survey as part of the current project. The bank building is a single story tall. The building sits on a poured-concrete foundation, is clad in running-bond red brick, and is topped by a flat roof with deep, metal eaves. The building is rectangular in plan with a chamfered northwest corner where the building's primary entry faces toward the intersection. The entry is deeply recessed and includes double glass paneled doors with full-height sidelight. The building's west elevation includes four window bays, each with a full-height window topped by a projecting metal eave topped by a tinted-glass skylight. Above the windows, a cornice of soldier brick is located beneath the eave. The building's sloping parcel includes a poured-concrete retaining wall on southwest corner. The building's south elevation includes what appears to be a former window opening with an installed ATM next to a recessed secondary entry with double glass-paneled doors and a mural on the internal wall. The building's east elevation includes a wide window and a drive-up or walk-up teller with a projecting metal teller window.

The building is attributed to architectural firm, Woo and Park, who designed the headquarters for United Savings and Loan at 605 S Jackson Street in Seattle in 1972 before completing this, the Jackson Park branch of United Savings and Loan in 1975. Both buildings include distinctive murals original to the building (DOCOMOMO-WEWA 2020; Peterson and Kovalchick Architects 2017).

Bibliography:

DOCOMOMO-WEWA. 2020. Woo, Benjamin (1923–2008). Electronic document, https://www.docomomo-wewa.org/architects_detail.php?id=162, accessed November 18, 2020.

King County Office of the Assessor. 2020. King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

Peterson, David and Nicholson Kovalchick Architects. 2017. Landmark Nomination Application, H & K Foods – 7118 Beacon Avenue South. Electronic document, www.seattle.gov, accessed November 18, 2020.

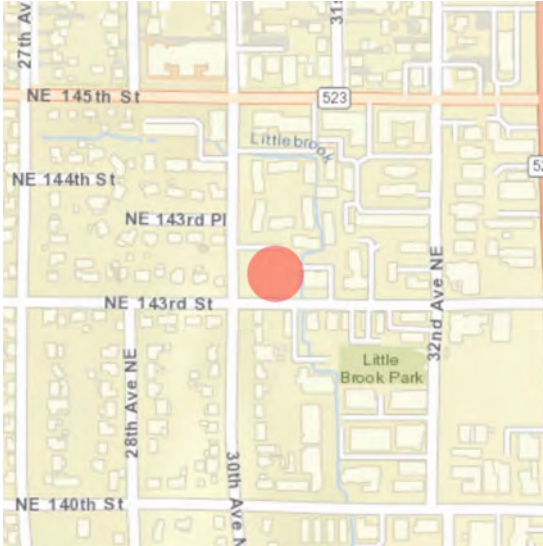


Historic Property Report

Resource Name: Jackson Park House

Property ID: 677771

Location



Address: 14378 30 Ave NE, Seattle, WA 98125

Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E21

Information

Number of stories: 4.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1970	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Institutional Housing
Domestic	Domestic - Institutional Housing

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Jackson Park House

Property ID: 677771

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
031015-11-HUD, HUD, Seattle Housing Authority	3/9/2015	Determined Not Eligible	, 3/10/2015
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Jackson Park House

Property ID: 677771

Photos



14378 30th Avenue NE, view northwest.jpg



14378 30th Avenue NE, view southwest.jpg



14378 30th Ave NE, Seattle WA 98125



14378 30th Ave NE, Seattle WA 98125



Historic Property Report

Resource Name: Jackson Park House

Property ID: 677771

Inventory Details - 3/9/2015

Common name:	Seattle Housing Authority
Date recorded:	3/9/2015
Field Recorder:	Rebecca Taylor
Field Site number:	
SHPO Determination	031015-11-HUD determined on 3/10/2015



Historic Property Report

Resource Name: Jackson Park House

Property ID: 677771

Inventory Details - 8/19/2020

Common name: Jackson Park House Apartments
Date recorded: 8/19/2020
Field Recorder: Chrisanne Beckner and Brooke Best
Field Site number:
SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Foundation	Concrete - Poured
Cladding	Brick - Stretcher Bond
Roof Type	Flat with Parapet
Roof Material	Asphalt/Composition - Built Up
Form Type	Multiple Dwelling - Multi-Story Apartment Block
Structural System	Masonry - Brick

Styles:

Period	Style Details
Modern Movement	International

Surveyor Opinion

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



Historic Property Report

Resource Name: Jackson Park House

Property ID: 677771

Significance narrative:**Integrity**

From its period of construction (1970), the building at 14378 30th Avenue NE retains integrity of location, design, setting, materials, workmanship, feeling, and association, as few alterations are evident, and the building continues to serve its original purpose.

Evaluation

The building at 14378 30th Avenue NE was constructed in 1970 (along with Jackson House Village to the south) during a period of development in Shoreline in the later twentieth century. It is owned and operated by Seattle Housing Authority (SHA) and includes 71 low-income apartments of 499 square feet each. Following World War II, SHA concentrated on providing housing for defense workers, military families, and veterans. Major initiatives during the 1960s focused on housing specifically for the elderly and disabled. By the following decade, SHA shifted toward dispersing subsidized housing throughout the city. SHA experienced a “burst of construction—financed by “Great Society” initiatives—that produced 22 high-rises for the elderly and 141 townhouses for families by 1972” (SHA 2014). They were built under a new federal “turnkey” program, which allowed private developers to construct the housing—following a specified design at a set cost—and “turn the key over” at completion (SHA 2014; Tate 2014). Based on its association with SHA, Jackson Park House is significant for its association with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of a Modern-era multi-family apartment block with some elements of Modern or International design, evident in its geometric features. It does embody some of the distinctive characteristics of its type, period, or method of construction. It is not known to represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on its significance and high level of integrity, HRA recommends that 14378 30th Avenue NE is eligible for listing in the NRHP under Criterion A and, to a lesser extent, Criterion C. Its period of significance dates to its construction in 1970. The building was surveyed from the ROW, but HRA assumes the boundary of the eligible resource is the historically plotted and current tax lot.

Physical description:

Built in 1970, according to the King County Assessor, the four-story Jackson Park House building at 14378 30th Avenue NE is a multi-family housing complex facing north toward NE 145th Street. It was renovated in 2007 (King County Assessor 2020). The building sits on a poured-concrete foundation and daylight basement and is clad in a veneer of stretcher-bond brick with bands of projecting concrete belt courses between floors. The building is irregular in plan with two rectangular masses facing north, the eastern of which is set back. The building includes a projecting stair or elevator shaft on the west elevation. The building is topped by a flat roof with parapet. The building’s north elevation (facade) includes projecting pilasters between bays. The bays include a symmetrical pattern of three-part windows interspersed with single, operable windows. Windows appear in a similar pattern on the secondary south elevation. One window per floor flanks the projecting stair or elevator shaft on each floor. Windows appear to be wood windows and many with storm windows.



Historic Property Report

Resource Name: Jackson Park House

Property ID: 677771

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

Seattle Housing Authority (SHA)
2014 The Seattle Housing Authority 75th Anniversary: 75 Years of Building Community, Electronic document, <http://seattlehousing75.org/depth-history/>, accessed May 21, 2020.

Tate, Cassandra
2014 Seattle Housing Authority Chronology. HistoryLink.org Essay 10774. Electronic document, <https://www.historylink.org/File/10774>, accessed May 26, 2020.

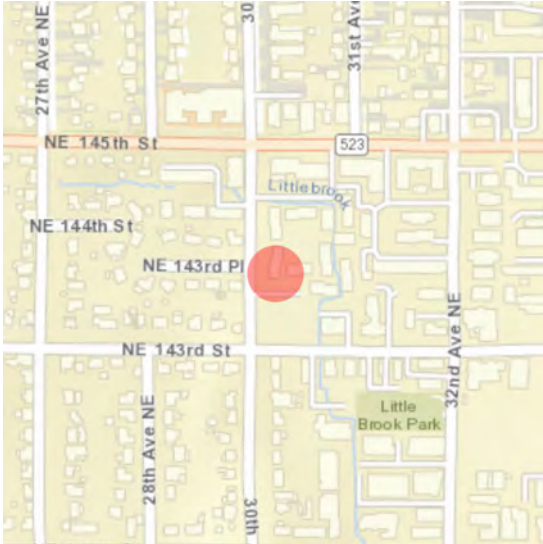


Historic Property Report

Resource Name: Jackson Park Village

Property ID: 722785

Location



Address: 14312 30th Ave NE, Seattle, Washington, 98125

Geographic Areas: Seattle Certified Local Government, T26R04E21, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1970	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Institutional Housing
Domestic	Domestic - Institutional Housing

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Jackson Park Village

Property ID: 722785

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Jackson Park Village

Property ID: 722785

Photos



14312-14394 30th Avenue NE, view southeast.jpg



14312-14394 30th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Jackson Park Village

Property ID: 722785

Inventory Details - 8/19/2020

Common name: Jackson Park Village Apartments
Date recorded: 8/19/2020
Field Recorder: Chrisanne Beckner and Brooke Best
Field Site number:
SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Structural System	Wood - Balloon Frame
Cladding	Vinyl Siding
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Foundation	Concrete - Poured
Form Type	Multiple Dwelling - Four Unit Block

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Jackson Park Village

Property ID: 722785

Significance narrative:**Integrity**

From its period of construction (1970), the building complex at 14312-14394 30th Avenue NE retains integrity of location, setting, and association, as it remains on its original 2.49-acre parcel and continues to serve as low-rise, multi-family housing. Exterior alterations, including windows and siding replacements, have diminished the buildings' integrity of design, materials, workmanship, and feeling.

Evaluation

The low-rise, multi-family housing complex at 14312-14394 30th Avenue NE was constructed in 1970 during a period of development in Shoreline during the later twentieth century. Known as Jackson Park Village, it was built as a low-income public housing community owned and operated by the SHA (Tate 2014). Following World War II, SHA concentrated on providing housing for defense workers, military families, and veterans. Major initiatives during the 1960s focused on housing specifically for the elderly and disabled. By the following decade, SHA shifted toward dispersing subsidized housing throughout the city. SHA experienced a "burst of construction—financed by "Great Society" initiatives—that produced 22 high-rises for the elderly and 141 townhouses for families by 1972" (SHA 2014). They were built under a new federal "turnkey" program, which allowed private developers to construct the housing—following a specified design at a set cost—and "turn the key over" at completion (SHA 2014; Tate 2014). Based on its association with SHA, Jackson Park Village is significant for its association with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building complex is modest in plan and design with few character-defining features from the historic period, apart from its garden-apartment plan. It does not embody the distinctive characteristics of a particular type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the complex was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

The multi-family housing complex at 14312-14394 30th Avenue NE is significant for its association with planning and development under NRHP Criterion A, but HRA recommends that it does not retain sufficient integrity and is not eligible for listing in the

Physical description:

Built in 1970, according to the King County Assessor, the multi-family building complex at 14312-14394 30th Avenue NE includes 11 two-story, wood-framed buildings situated on a large tract south of NE 145th Street and bounded by 30th Avenue NE to the west (King County Assessor 2020). The complex is arranged in a U-shaped configuration with an exterior courtyard at the center. Individual buildings are identical and rest on concrete foundations, are clad in vinyl siding, and are capped by asphalt-shingled, side-gabled roofs. The complex's exterior features a combination of vinyl-framed picture, sliding-track, and narrow windows, possibly casements. A single one-story structure (#14374) is located at the parcel's northeast end, featuring gable ends and a hip-on-gable roof sheathed in asphalt shingles.



Historic Property Report

Resource Name: Jackson Park Village

Property ID: 722785

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

Seattle Housing Authority (SHA)
2014 The Seattle Housing Authority 75th Anniversary: 75 Years of Building Community, Electronic document, <http://seattlehousing75.org/depth-history/>, accessed May 21, 2020.

Tate, Cassandra
2014 Seattle Housing Authority Chronology. HistoryLink.org Essay 10774. Electronic document, <https://www.historylink.org/File/10774>, accessed May 26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722786

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722786

Photos



2727 NE 145th Street, view southeast.jpg



2727 NE 145th Street, view south.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722786

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - Fiberboard
Roof Type	Gable - Cross
Roof Material	Metal - Standing Seam
Form Type	Single Dwelling - Cross Gable
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722786

Significance narrative:**Integrity**

From its period of construction (1949), the residence at 2727 NE 145th Street retains integrity of location, setting, and association, as it remains on its original parcel and continues to function as a single-family residence. Extensive alterations and additions, including new siding, windows, and roof, have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The single-story, wood-framed residence at 2727 NE 145th Street dates from 1949 and is an example of a vernacular residence. It does not appear, based on a review of historic maps and local histories, to have any association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A).

Background research did not reveal any association of the resource with the lives of significant persons (Criterion B). The building is a heavily altered example of a vernacular residence with no character-defining features from the historic period, apart from its massing. It does not embody the distinctive characteristics of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the building at 2727 NE 145th Street does not possess sufficient significance or retain sufficient integrity from its period of construction (1949) to be eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1949, according to the King County Assessor, the single-family residence at 2727 NE 145th Street faces north toward NE 145th Street. The building is partially screened from the roadway by a privacy fence (King County Assessor 2020). The building appears to have a modified split-level plan with a side-gabled mass to the north, and a front-gabled mass above a daylight basement to rear (south). The building sits on a poured-concrete foundation, is clad in fiber cement boards, and is topped by a cross-gabled roof covered in standing-seam metal panels with newly constructed eaves with knee braces and a projection over the entry. Assessor's photos indicate that the building was once clad in a combination of cedar shingles and wood boards and that windows on the facade and secondary north elevation have been replaced with vinyl-framed windows in altered fenestration. The building includes a central chimney.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

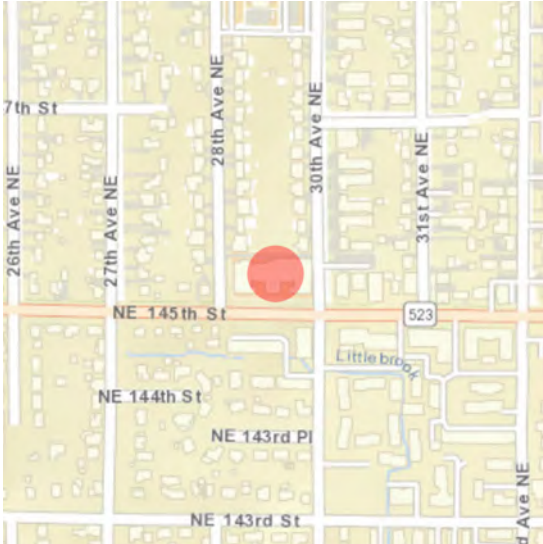


Historic Property Report

Resource Name: Shoreline Health and Rehab Center

Property ID: 722787

Location



Address: 2818 NE 145th St, Seattle, Washington, 98155

Geographic Areas: Seattle Certified Local Government, T26R04E16, SEATTLE NORTH Quadrangle, King County

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1965	<input checked="" type="checkbox"/>
Remodel	2010	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Health Care	Health Care - Clinic
Health Care	Health Care - Clinic

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Shoreline Health and Rehab Center

Property ID: 722787

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Shoreline Health and Rehab Center

Property ID: 722787

Photos



2818 NE 145th Street, view northeast.jpg



2818 NE 145th Street, view northwest.jpg



Historic Property Report

Resource Name: Shoreline Health and Rehab Center

Property ID: 722787

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	E-Shape
Foundation	Concrete - Poured
Cladding	Stucco
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Built Up
Structural System	Masonry - Concrete Block
Form Type	Commercial

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Shoreline Health and Rehab Center

Property ID: 722787

Significance narrative:

Integrity

From its period of construction (1965), the building at 2818 NE 145th Street retains integrity of location, setting, feeling, and association, as it remains on its original parcel and continues to serve as a skilled nursing facility. Minor alterations on the exterior, including new windows on the central block, new exterior signage, and an added balcony on the eastern block, along with an extensive remodel on the interior, have diminished its integrity of design, materials, and workmanship.

Evaluation

The two-story skilled nursing facility at 2818 NE 145th Street was constructed in 1965 and includes private and semi-private rooms for people recovering from a hospital stay. It does not appear, based on a review of historic maps and local histories, to be associated with specific events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The large building is generally vernacular with some Modern characteristics, evident in its massing, and some character-defining features from the historic period, including aluminum windows and inner courtyards, features that do not distinguish it from others of its type but provide an appealing experience for residents whose rooms are oriented towards interior views. The building does appear to embody the distinctive characteristics of its particular type, period, and method of construction; it is not known to represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on its level of significance and relative integrity, Historical Research Associates (HRA) recommends 2818 NE 145th Street is eligible for listing in the National Register of Historic Places and Washington Heritage Register under Criterion C as a distinctive example of a Modern skilled nursing facility with a period of significance dating to its construction in 1965. Although surveyed from the right-of-way, HRA assumes the boundary of the eligible resource is the historically plotted and current tax lot.

Physical description:

The two-story skilled nursing facility at 2818 NE 145th Street, known as the Shoreline Health and Rehab Center, was constructed in 1965 and extensively remodeled on the interior in 2010, according to the King County Assessor (King County Assessor 2020). At 50,868 square feet, the large building fronts south toward NE 145th Street. The building's site slopes to the east, revealing a daylight basement at the east end. The building is constructed in an E-shaped plan around two interior courtyards. From the street, it appears to be an attached trio of rectangular blocks with privacy screens of decorative concrete block. It sits atop a poured-concrete foundation, is clad in stucco, and is topped by a flat roof with moderate eaves. On the facade, the western and eastern blocks include three-part aluminum-framed windows topped by shallow transoms. Long, narrow windows are also located on the facade, and the eastern block includes a metal balcony around the main floor. The central block is distinguished by a large exterior chimney and a bank of shallow windows below the eaves. Landscaping and privacy screens shelter the lower floors and courtyards from view. The secondary north elevation faces parking and allows for loading and unloading, and all secondary elevations include additional three-part, aluminum framed windows with transoms.



Historic Property Report

Resource Name: Shoreline Health and Rehab Center

Property ID: 722787

Bibliography:

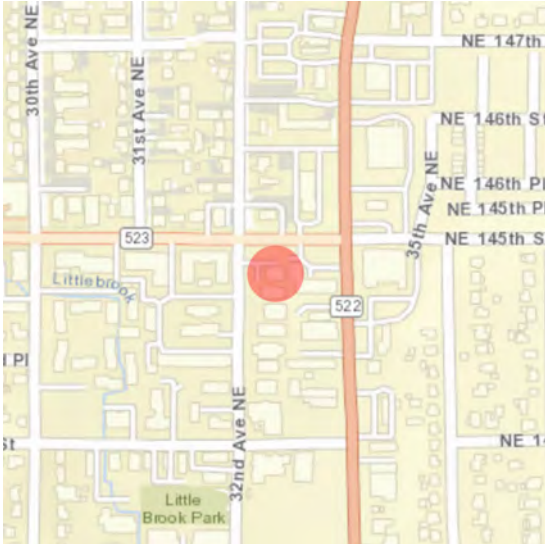
King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document,
<https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26,
2020.

Historic Property Report

Resource Name: Commercial building

Property ID: 342971

Location



Address: 3201 NE 145TH ST, SEATTLE, WA
Tax No/Parcel No: 7663700281
Plat/Block/Lot: SEATTLE SUBURBAN HOME TRS W 1/2 LESS E 40 FT & LES
Geographic Areas: King County, SEATTLE NORTH Quadrangle, Seattle Certified Local Government, T26R04E21, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1968	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Business
Commerce/Trade	Commerce/Trade - Business

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 342971

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/3/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	

Historic Property Report

Resource Name: Commercial building

Property ID: 342971

Photos



3201 NE 145th Street, view southwest.jpg



3201 NE 145th Street, view southeast.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 342971

Inventory Details - 7/3/2011

Common name:

Date recorded: 7/3/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7663700281

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 3201 NE 145th Street, Seattle, is located in King County. According to the county assessor, the structure was built in 1968 and is a commercial business. Also according to the county assessor, the structure was remodeled in 1990. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Commercial building

Property ID: 342971

Inventory Details - 8/19/2020

Common name: German Auto Center
Date recorded: 8/19/2020
Field Recorder: Chrisanne Beckner and Brooke Best
Field Site number:
SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Structural System	Masonry - Concrete Block
Cladding	Concrete - Block (cmu)
Cladding	Wood
Roof Type	Flat with Parapet
Roof Material	Asphalt/Composition - Built Up
Form Type	Commercial

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 342971

Significance narrative:**Integrity**

From its period of construction (1968), the commercial building at 3201 NE 145th Street retains integrity of location, setting, and association, as it remains on its original corner parcel and continues to serve as an auto service shop near a busy commercial intersection. Alterations, including garage door replacement and added signage, have diminished the building's integrity of design, materials, workmanship, and feeling.

Evaluation

The one-story, concrete-block commercial building at 3201 NE 145th Street was constructed in 1968 as an auto repair shop, currently operated as the German Auto Center. It does not appear, based on a review of historic maps and local histories, to be associated with specific events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is modest in plan with few character-defining features from the historic period, apart from its massing and aluminum-framed entry. The building does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the commercial building at 3201 NE 145th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1968, according to the King County Assessor, the commercial building fronting north at 3201 NE 145th Street is a one-story masonry building occupying a corner parcel to the east of 32nd Avenue NE (King County Assessor 2020). The building is set back on a paved lot and enclosed by a metal security fence on three sides, with parking areas along the north and west sides. The rectangular structure is 2,400 square feet, sits on a concrete pad, is constructed of concrete-block masonry units partially clad in diagonal boards (upper wall projection), and is topped by a flat parapet roof. The facade features a projecting signage canopy over the entry (east) and three garage bays containing six-light, metal rolltop doors. The entrance consists of an aluminum-framed door with a single sidelight and transom. There are no openings at the east and west elevations. A wood-framed, gable-roofed addition is located at the rear (south) elevation, which is mostly hidden from view from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

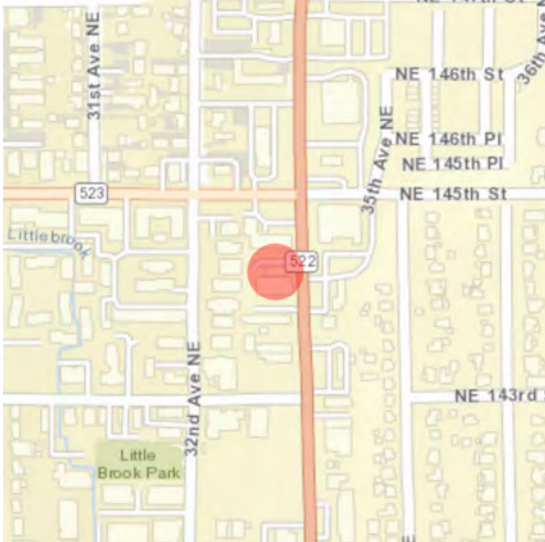


Historic Property Report

Resource Name: Commercial building

Property ID: 343992

Location



Address: 14339 LAKE CITY WAY NE, SEATTLE, WA
Tax No/Parcel No: 7663700289
Plat/Block/Lot: SEATTLE SUBURBAN HOME TRS LESS W 135 FT LESS N 32
Geographic Areas: King County, SEATTLE NORTH Quadrangle, SEATTLE NORTH Quadrangle, Seattle Certified Local Government, T26R04E21, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1968	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Business
Commerce/Trade	Commerce/Trade - Business

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 343992

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/3/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 343992

Photos



14339 Lake City Way NE, view southwest.jpg



14339 Lake City Way NE, view west.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 343992

Inventory Details - 7/3/2011

Common name:

Date recorded: 7/3/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7663700289

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 14339 Lake City Way NE, Seattle, is located in King County. According to the county assessor, the structure was built in 1968 and is a professional building. Also according to the county assessor, the structure was remodeled in 1980. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Commercial building

Property ID: 343992

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Brick
Roof Type	Flat with Parapet
Roof Material	Asphalt/Composition - Built Up
Roof Material	Metal - Standing Seam
Structural System	Masonry - Concrete Block
Form Type	Commercial

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 343992

Significance narrative:**Integrity**

From its period of construction (1968), the commercial building at 14339 Lake City Way retains integrity of location, setting, and association, as it remains on its original parcel and continues to serve as an auto showroom near a busy commercial intersection. Alterations, including the standing-seam parapet roof and garage bay addition constructed ca. 2000, have diminished the building's integrity of design, materials, workmanship, and feeling.

Evaluation

According to the Polk City Directory, the one-story building at 14339 Lake City Way NE first served Eagle Motors (Polk City Directory 1976). It was constructed during a period of postwar commercial development in Shoreline, but it does not appear, based on a review of historic maps and local histories, to be associated with specific events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). The building is an example of a 1960s auto-related business, a resource type that became increasingly common along commercial corridors in the mid-twentieth century. Currently, it is operated as the Maharaja Motors. Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The structure is a modest example of a mid-twentieth century auto-related building with few character-defining features from the historic period apart from its massing and aluminum-framed entry. The building does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the commercial building at 14339 Lake City Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1968, according to the King County Assessor, the commercial building facing east at 14339 Lake City Way NE is a one-story, masonry building located south of the NE 145th Street intersection (King County Assessor 2020). Set back on the lot, the building is enclosed by a metal security gate on the east side and has a paved parking area on three sides. The rectangular building is 1,005 square feet, sits on a poured-concrete foundation, is clad in brick veneer, and is topped by a flat roof with wide overhangs and a standing-seam metal mansard style parapet. The main facade, which is oriented north toward the parking lot, features an aluminum-framed entry on the east side, flanked by paired aluminum-framed storefront windows. Attached to the west side is a taller, front-gabled garage bay containing an overhead door. The east elevation has two fixed, aluminum-framed windows. The rear (south) elevation abuts an adjacent commercial building.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

Polk City Directory

1976 Polk City Directory, Seattle. Seattle Public Library , Seattle, Washington.

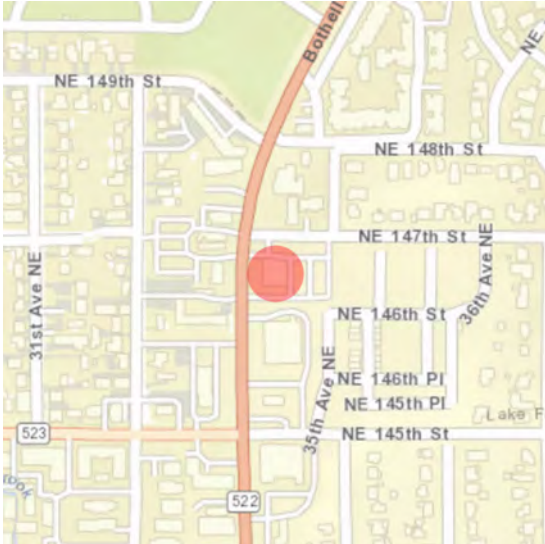


Historic Property Report

Resource Name: Commercial building

Property ID: 340452

Location



Address: 14558 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 1626049030
Plat/Block/Lot: N 198 FT OF S 630 FT OF THAT POR OF SE 1/4 LY E OF
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E16, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1941	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	
Commerce/Trade	

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 340452

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 340452

Photos



14558 Bothell Way NE, view northeast.jpg



14558 Bothell Way NE, view northwest.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 340452

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 1626049030

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Platform Frame
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 14558 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1941 and is a restaurant. Also according to the county assessor, the structure was remodeled in 1984. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Commercial building

Property ID: 340452

Inventory Details - 8/19/2020

Common name: Déjà Vu Showgirls
Date recorded: 8/19/2020
Field Recorder: Chrisanne Beckner and Brooke Best
Field Site number:
SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - T 1-11
Cladding	Brick
Cladding	Stone
Roof Type	Flat with Parapet
Roof Material	Asphalt/Composition - Built Up
Form Type	Commercial - One-Part Block
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 340452

Significance narrative:**Integrity**

From its period of construction (1941), the commercial building at 14558 Bothell Way NE retains integrity of location and setting, as it remains on its original 1.29-acre lot. The building no longer retains its integrity of design, materials, workmanship, feeling, or association, due to its conversion from a bar to the Déjà Vu Showgirls lounge paired with alterations including infilled openings, recladding, installation of parapet awning, and a ca. 1960 north addition.

Evaluation

The commercial building at 14558 Bothell Way NE was constructed in 1941 during a period of postwar commercial development in Shoreline. It has served as a bar or club since its construction. It does not appear, based on a review of historic maps and local histories, to be associated with specific events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a simple one-part block with few character-defining features from the historic period. It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to its lack of significance and integrity, HRA recommends that the commercial building at 14558 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1941, according to the King County Assessor, the commercial building fronting west at 14558 Bothell Way NE is a one-story commercial block set back from the street and surrounded by parking areas on three sides (King County Assessor 2020). A prominent neon sign is located at the west side of the building. The rectangular building is 6,508 square feet, sits on a concrete foundation, is clad in T1-11 siding with brick and stone veneer accents, and is topped with a flat roof. A projecting vinyl awning has been added along three sides of the roof parapet. It appears the building's main entry was originally oriented on the west-facing elevation but has been relocated to the rear (east) elevation. The off-center entry is sheltered by a vinyl awning and accessed via concrete steps with a tubular metal railing. No other openings are located on this elevation. Openings on the north and south elevations have been infilled with T1-11 siding, and a single metal door is located on the southwest side. The east elevation has a recessed portion with a single metal door and no window openings. The shed roof overhang is supported by five wood posts.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Watercrest Apartment Homes

Property ID: 722788

Location



Address: 14812 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: King County, T26R04E15, SEATTLE NORTH Quadrangle

Information

Number of stories: 4.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1968	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Multiple Family House
Domestic	Domestic - Multiple Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Watercrest Apartment Homes

Property ID: 722788

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Watercrest Apartment Homes

Property ID: 722788

Photos



14812 Bothell Way NE, view northeast.jpg



14812 Bothell Way NE, view northwest.jpg



Historic Property Report

Resource Name: Watercrest Apartment Homes

Property ID: 722788

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Foundation	Concrete - Poured
Cladding	Stucco
Roof Type	Flat with Eaves
Roof Type	Gable
Roof Material	Asphalt/Composition
Form Type	Multiple Dwelling - Multi-Story Apartment Block
Structural System	Masonry - Concrete Block

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Watercrest Apartment Homes

Property ID: 722788

Significance narrative:**Integrity**

From its period of construction (1968), the residential complex at 14812 Bothell Way NE retains integrity of location, setting, feeling, and association, as it remains on its original parcel overlooking Lake Washington and continues to serve as low-rise residential housing. Alterations including window replacement, changes to fenestration, partial residing, and railing replacement have diminished its integrity of design, materials, and workmanship.

Evaluation

The residential complex at 14812 Bothell Way NE, known as the Watercrest Apartment Homes, was built in 1968. According to the King County tax assessor's records, the complex was owned by the Independent Order of Foresters (IOF), who sold it in 1996 to a limited partnership for over \$9 million. The IOF is a fraternal organization that helped communities in need through direct investment in national and local community partnerships. While the complex was constructed during a period of residential development of Lake Forest Park during the late twentieth century, it does not appear, based on a review of historic maps and local histories, to be associated with specific events or trends that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The multi-family complex is modest in plan and design, featuring few character-defining features from the historic period, apart from its massing. The complex does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the low-rise, multi-family residential development at 14812 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1968, according to the King County Assessor, the low-rise apartment complex faces west at 14812 Bothell Way NE, across (east) from the Acacia Memorial Park & Funeral Home (King County Assessor 2020). Lake Washington is oriented to the east. The complex consists of seven two- to four-story, stucco-clad buildings arranged around a central courtyard with an outdoor pool. The buildings are set back from the street with a large paved area and flat-roofed carports along the parcel's front (west) side. The tax assessor's records state that the complex contains 174 units and includes a mix of one-, two-, and three-bedroom apartments (King County Assessor 2020). The buildings are irregular in plan, sit on a concrete foundation, are clad in stucco, and are topped by flat or gable roofs. The facades are defined by vertical entry bays and recessed corner decks. Fenestration includes a combination of vinyl-framed picture and sliding-track windows. The elevations facing toward the central courtyard and the courtyard itself were not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

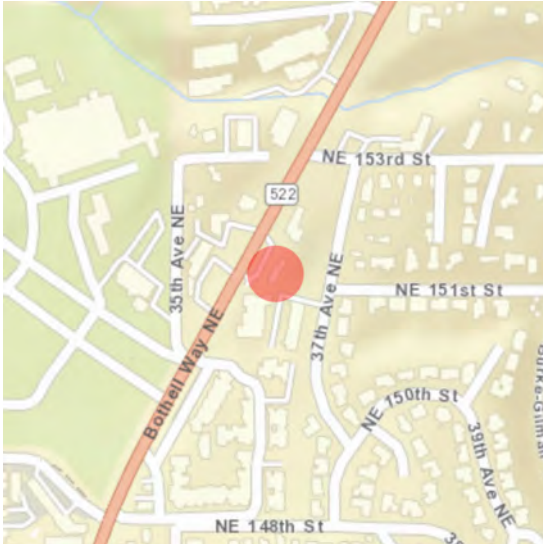


Historic Property Report

Resource Name: Hudson Gas Station

Property ID: 341583

Location



Address: 15030 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 6744700060
Plat/Block/Lot: PETTITS LAKE WASHINGTON ACRE TRS POR BEG NXN S LN
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1966	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Transportation	Transportation - Road-Related (vehicular)
Transportation	Transportation - Road-Related (vehicular)

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Hudson Gas Station

Property ID: 341583

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	

Photos



15030 Bothell Way NE, view southeast.jpg



15030 Bothell Way NE, view northeast.jpg



15030 Bothell Way NE, undated; view northeast.jpg



15030 Bothell Way NE, 1966; view southeast.jpg



Historic Property Report

Resource Name: Hudson Gas Station

Property ID: 341583

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6744700060

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 15030 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1966 and is a commercial business. Also according to the county assessor, the structure was remodeled in 1975. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Hudson Gas Station

Property ID: 341583

Inventory Details - 8/19/2020

Common name: Brileys BBQ and Grill
Date recorded: 8/19/2020
Field Recorder: Chrisanne Beckner and Brooke Best
Field Site number:
SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Structural System	Masonry - Concrete Block
Cladding	Concrete - Block (cmu)
Cladding	Wood - Clapboard
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Form Type	Commercial

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Hudson Gas Station

Property ID: 341583

Significance narrative:**Integrity**

From its period of construction (1966), the commercial building at 15030 Bothell Way NE retains integrity of location and setting, as it remains on its original parcel. The former gas station no longer retains integrity of design, materials, workmanship, feeling, or association, due to its conversion to a restaurant and associated alterations and ca.2008 addition.

Evaluation

The commercial building at 15030 Bothell Way NE was constructed in 1966 as a Hudson gas station, part of the Hudson Oil Company founded by Mary Hudson in 1933. It was constructed during a period of roadside commercial development in Lake Forest Park during the mid-twentieth century, but does not appear, based on a review of historic maps and local histories, to be associated with specific events or trends that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). A historic photo from the Puget Sound Regional Archives (PSRA) shows the original one-story structure with gas pumps out front. It was converted for use as a flower shop and, more recently, remodeled into a restaurant. The structure's original design has been largely altered through the addition of a one-story, side-gabled wing on the north side. This building does not embody the distinctive characteristics of a particular type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and an irretrievable loss of integrity, HRA recommends that the former gas station at 15030 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1966, according to the King County Assessor, the commercial building at 15030 Bothell Way NE is a one-story masonry building fronting west on Bothell Way NE, set back from the street with a parking strip along the front (west) side (King County Assessor 2020). Lake Washington is oriented to the east. The building has an irregular footprint consisting of the original front-gabled rectangular building (south) and side-gabled wing (north). The building sits on a poured-concrete foundation, is constructed of concrete block partially clad in clapboards, and is topped by a cross-gabled roof sheathed in asphalt shingles. On the facade, the front-gabled south end features a central metal-framed door surrounded by a window wall that extends to the roofline. The north wing contains two multi-light, overhead metal-framed doors and a fixed picture window. The south and rear (east) elevations were not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

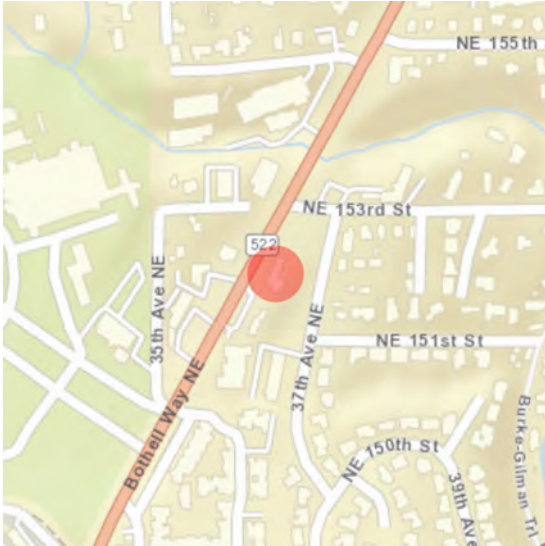


Historic Property Report

Resource Name: Commercial building

Property ID: 722790

Location



Address: 15038 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: T26R04E15, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1953	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Multiple Family House
Domestic	Domestic - Multiple Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 722790

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 722790

Photos



15038-15044 Bothell Way NE, view northeast.jpg



15038-15044 Bothell Way NE, view southwest.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 722790

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Foundation	Concrete - Poured
Structural System	Wood - Balloon Frame
Cladding	Brick
Cladding	Wood - Shingle
Form Type	Commercial
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 722790

Significance narrative:**Integrity**

From its period of construction (1953), the building at 15038-15044 Bothell Way NE retains integrity of location and setting, as it remains on its original parcel. The former apartment building's integrity of design, materials, workmanship, feeling, and association has been diminished by alterations including infilled openings and rear additions, as well as conversion into offices.

Evaluation

The apartment building at 15038-15044 Bothell Way NE was constructed in 1953 during a period of postwar residential development in Lake Forest Park. Following World War II, the area was developed with single-family neighborhoods and low-rise multi-family apartment buildings. This building was originally built as the Lake Forest Apartments, but it has been converted into offices with separate storefront entries along the front (west) facade. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The former apartment building is a modest example of Modern style, with some characteristics of the era, including flat roofs, a mix of materials on the facade, and aluminum windows. However, its conversion to a new use has obscured its historic-period character. The building does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance and loss of integrity, HRA recommends that the former low-rise apartment building at 15038-15044 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1953, according to the King County Assessor, the commercial building fronting west at 15038-15044 Bothell Way NE is a one-story, wood-framed building set back from the street with a parking strip along the west and south sides (King County Assessor 2020). The building is sited on a slope and two stories in height on the rear (east) side. It is 7,682 square feet, sits on a poured-concrete foundation, is clad in brick veneer (lower wall) and wood shingles, and is topped by a flat roof with splayed eaves. The facade is divided into multiple storefront bays featuring single entries with aluminum-framed picture windows in between. The original door opening at the midsection has been infilled with a sliding-track window and shingle siding. A projecting bay at the north end contains a bank of fixed, aluminum-framed windows and a brick end wall. At the north elevation, a single door is located at the lower level with two large, aluminum-framed windows centered on the upper facade. The rear (east) elevation has a two-story, flat-roofed wing at the south end. Fenestration on the rear elevation consists of a mix of aluminum-framed windows on the first and second floors.

Bibliography:

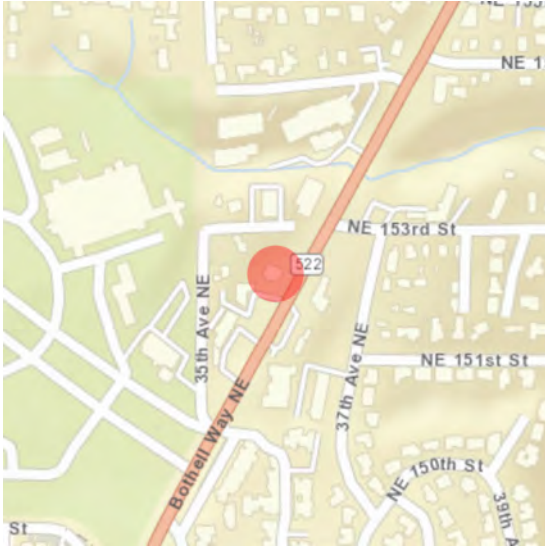
King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

Historic Property Report

Resource Name: Commercial building

Property ID: 722792

Location



Address: 15041 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1961	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Warehouse
Commerce/Trade	Commerce/Trade - Warehouse

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 722792

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 722792

Photos



15041 Bothell Way NE, view southwest.jpg



15041 Bothell Way NE, view northwest.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 722792

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Trapezoid
Foundation	Concrete - Poured
Cladding	Wood - T 1-11
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Built Up
Structural System	Wood - Balloon Frame
Form Type	Commercial

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 722792

Significance narrative:**Integrity**

From its period of construction (1961), the commercial building at 15041 Bothell Way NE retains integrity of location, setting, feeling, and association, as it continues to serve as a commercial warehouse along Bothell Way NE. Window replacement has diminished its integrity of design, materials, and workmanship.

Evaluation

The commercial building at 15041 Bothell Way NE was constructed in 1961 during a period of postwar development in Lake Forest Park. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The commercial warehouse is a modest example of a common type, featuring a simple plan, mass-produced materials, and few character-defining features from the historic period. The building does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C).

Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that the commercial warehouse at 15041 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1961, according to the King County Assessor, the one-part commercial block at 15041 Bothell Way NE is a one-story, trapezoid-shaped building facing generally east toward Bothell Way NE (King County Assessor 2020). The building is 1,729 sq ft, and its surrounding parcel includes parking to the north and a shallow concrete-block wall along the sidewalk. The building sits on poured-concrete foundation, is clad in T1-11 siding, and is topped by a flat roof with eaves. The building's façade includes a single pedestrian door and vinyl-framed sliding windows. The secondary north elevation includes an additional pedestrian entrance, an overhead garage door, and additional vinyl-framed sliding windows. The secondary south elevation includes additional vinyl-framed windows. To the rear, the building includes covered storage under a shed roof projection.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

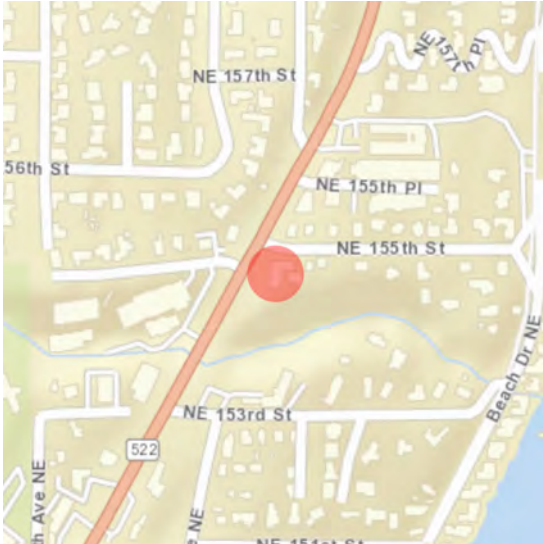


Historic Property Report

Resource Name: Commercial building

Property ID: 339247

Location



Address: 15348 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 6744700103
Plat/Block/Lot: PETTITS LAKE WASHINGTON ACRE TRS POR E OF BOTHELL
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1928	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Business
Commerce/Trade	Commerce/Trade - Business

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 339247

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	

Historic Property Report

Resource Name: Commercial building

Property ID: 339247

Photos



15348 Bothell Way NE, view north.jpg



15348 Bothell Way NE, view south.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 339247

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6744700103

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Platform Frame
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 15348 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1928 and is a commercial business. Also according to the county assessor, the structure was remodeled in 1960. The 2-story building has a commercial form.



Historic Property Report

Resource Name: Commercial building

Property ID: 339247

Inventory Details - 8/19/2020

Common name: Sheridan Market
Date recorded: 8/19/2020
Field Recorder: Chrisanne Beckner and Brooke Best
Field Site number:
SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Structural System	Masonry - Concrete Block
Form Type	Commercial
Form Type	Multiple Dwelling - Multi-Story Apartment Block
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Built Up
Cladding	Wood - T 1-11
Cladding	Concrete

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 339247

Significance narrative:**Integrity**

From its initial period of construction (1928), the commercial building at 15348 Bothell Way NE retains integrity of location and setting, as it remains on its original parcel. Extensive alterations and ca. 1940 and ca. 1960 additions dating to the mid-twentieth century have either altered or effectively reconstructed the building. Evident alterations include window replacement, infilled openings, roof alterations, and added construction that have diminished its integrity of design, materials, workmanship, feeling, and association.

Evaluation

The building at 15348 Bothell Way NE was first constructed in the 1920s, as new homes, road improvements, schools, and civic clubs were founded in the area (Stein 1998). The structure served as a community market, known as Sheridan Market, for many years. It is no longer in operation, and the building currently is vacant. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The one-story, masonry building is an example of an altered or reconstructed 1920s commercial structure resembling a 1950s neighborhood market. The added apartment block is a modest Modern apartment building, featuring the flat roof, cantilevered concrete decks, and horizontal emphasis of the era. The building has been greatly altered and expanded over time and does not embody the distinctive characteristics of a particular type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to its lack of significance and integrity, HRA recommends that the commercial/apartment building at 15348 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).



Historic Property Report

Resource Name: Commercial building

Property ID: 339247

Physical description:

Built in 1928, according to the King County Assessor, the commercial building fronting west at 15348 Bothell Way NE is a one- to two-story, masonry building occupying a corner lot south of NE 155th Street (King County Assessor 2020). Its date of construction may be in error, as the building appears to date to the mid-twentieth century, likely the 1950s. The structure is angled on the site with a paved parking area along the front (west) side. The L-shaped building is 2,990 square feet, rests on a concrete pad, is constructed of concrete block, and terminates in a flat roof with a broad overhang supported by an exposed beam on the facade (north end). The facade features storefront bays of fixed windows with an off-center entry and "Sheridan Market" signage along the parapet. The multi-light, metal-framed windows are intact in two locations, while other openings have been replaced or covered with plywood. A bank of fixed, wood-framed corner windows is located at the facade's north end and a single door is located at the south end. To the rear (east) of the convenience store is are two attached, two-story apartment blocks, constructed ca. 1940 and ca. 1960 (NETROnline 2020). The midcentury modern apartments have a cantilevered concrete walkway with metal railings along the north and east elevations. A single, off-center entry is positioned at each floor on the north elevation. The apartment block terminates in a flat roof with cantilevered overhangs supported by exposed wood beams. Fenestration on the north and east elevations includes large fixed and sliding-track, aluminum-framed windows. A driveway along the building's east side leads to a detached two-story, flat-roofed building with large garage bays at the lower level. It appears to be associated with the apartment building.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.
NETROnline
2020 Historic Aerials: Lake Forest Park, Washington. Electronic document, <https://www.historicaerials.com/>, accessed May 26, 2020.
Stein, Alan J.
1998 Lake Forest Park—Thumbnail History. HistoryLink.org Essay 419. Electronic document, <https://www.historylink.org/File/419>, accessed February 14, 2020.

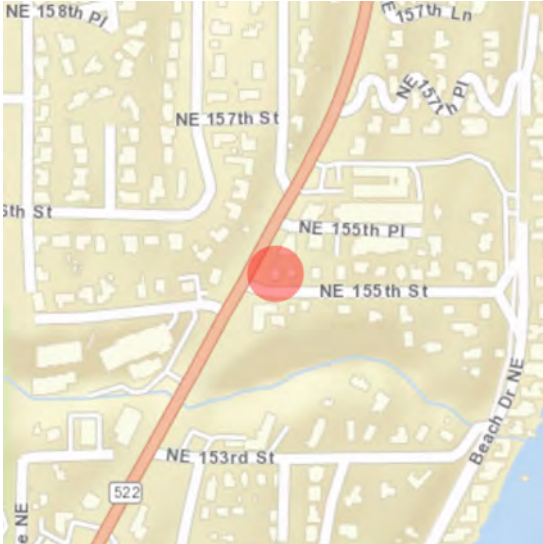


Historic Property Report

Resource Name: Mixed-use building

Property ID: 722794

Location



Address: 15500 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: SEATTLE NORTH Quadrangle, T26R04E15, King County

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1952	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Professional
Domestic	Domestic - Multiple Family House
Commerce/Trade	Commerce/Trade - Professional
Domestic	Domestic - Multiple Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Mixed-use building

Property ID: 722794

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Mixed-use building

Property ID: 722794

Photos



15500 Bothell Way NE, view northeast.jpg



15500 Bothell Way NE, view southwest.jpg



Historic Property Report

Resource Name: Mixed-use building

Property ID: 722794

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Foundation	Concrete - Poured
Cladding	Brick
Cladding	Stucco
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Built Up
Form Type	Multiple Dwelling
Form Type	Commercial
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Mixed-use building

Property ID: 722794

Significance narrative:**Integrity**

From its period of construction (1952), the mixed-use building at 15500 Bothell Way NE retains integrity of location, setting, and association, as it remains on its original parcel and continues as a mixed-use office-apartment building. Extensive exterior alterations have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The mixed-use building at 15500 Bothell Way NE dates from 1952 during a period of postwar growth. According to the tax assessor's records, it was designed as a commercial office building with a second-floor rear apartment. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building has been altered and its historic-period character obscured. It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that 15500 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1952, according to the King County Assessor, the mixed-use building fronting west at 15500 Bothell Way NE is a two-story, wood-framed building situated on a corner lot to the north of NE 155th Street (King County Assessor 2020). A paved parking area is located along the parcel's front (west) and north side. The building is irregular in plan, with an angled section at the northwest end. It is 1,884 square feet, sits on a poured-concrete foundation, is clad in brick veneer and stucco, and topped by a flat roof. A mansard-style tile eave breaks up the building's massing along the midsection and upper roofline. The facade features a single entry flanked by metal-framed picture windows. Smaller window openings are located on the upper floor. The south elevation has a side door on the first floor and covered balcony on the second floor that wraps around to the rear (east) elevation. The balcony is enclosed by a simple wood railing and is sheltered by a metal awning supported by metal brackets. Fenestration includes a sliding-track door and sliding-track windows. A fence along the south and east sides partially obscures the building from the ROW. Exterior wood stairs along the rear (east) elevation lead to the second-floor apartment at the north end.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

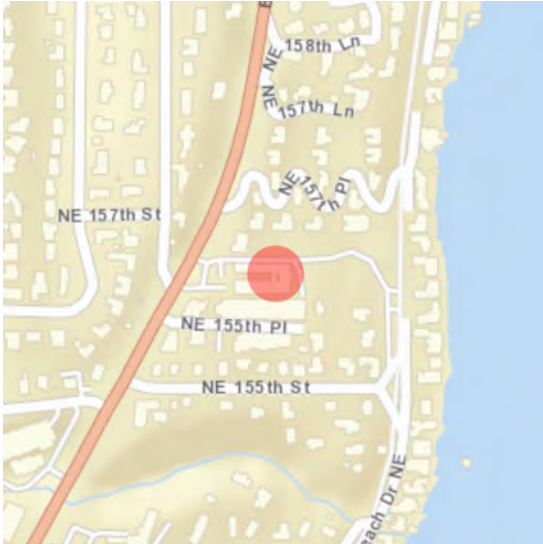


Historic Property Report

Resource Name: Multi-family residence

Property ID: 722795

Location



Address: 15530 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: King County, T26R04E15, SEATTLE NORTH Quadrangle

Information

Number of stories: 6.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1965	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Multiple Family House
Domestic	Domestic - Multiple Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
Builder	Earle D. Roberts



Historic Property Report

Resource Name: Multi-family residence

Property ID: 722795

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Multi-family residence

Property ID: 722795

Photos



15530 Bothell Way NE, view east.jpg



15530 Bothell Way NE, courtesy of www.redfin.com, view east.jpg



15530 Bothell Way NE, courtesy of www.redfin.com, view southwest.jpg



Historic Property Report

Resource Name: Multi-family residence

Property ID: 722795

Inventory Details - 8/19/2020

Common name: Sheridan Beach Terrace Apartments
Date recorded: 8/19/2020
Field Recorder: Chrisanne Beckner and Brooke Best
Field Site number:
SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	U-Shape
Structural System	Masonry - Concrete Block
Foundation	Concrete - Poured
Cladding	Stone
Cladding	Concrete
Form Type	Multiple Dwelling - Multi-Story Apartment Block
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Built Up

Styles:

Period	Style Details
Modern Movement	Northwest Regional

Surveyor Opinion

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



Historic Property Report

Resource Name: Multi-family residence

Property ID: 722795

Significance narrative:

Integrity

From its period of construction (1965), the building at 15530 Bothell Way NE retains integrity of location, setting, and association, as it remains on its original parcel overlooking Lake Washington and continues to serve as low-rise, multi-family residential housing. According to the tax assessor's records and recent real estate listings, the 53-unit building was renovated in 1999 and again in 2018. The building retains integrity of design, materials, workmanship, and feeling, as it appears that many of its original character-defining features are intact, including building massing, materials, fenestration, cantilevered walkways, decorative metal railings, central courtyard, and overall site layout.

Evaluation

The low-rise apartment building at 15530 Bothell Way NE was constructed in 1965 and is an example of multi-family residential development in Lake Forest Park during the mid-twentieth century (Criterion A). A Seattle Times article featuring the building referred to it as the "Thundalarra" (Seattle Times 1964c). The building does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). At the time of construction, the Seattle Times stated that the luxury waterfront complex was built as for \$950,000 by builder/owner Earle D. Roberts (Seattle Times 1965a). The development featured "sun decks, a large swimming pool, a patio shaded by cedar trees and a dock in Lake Washington," as well as a "free-standing, amber-glass structure between the two main wings" that housed the elevator and stairwells. The exterior was partially clad in Copper Canyon rock, and the interior courtyard included plants and a "waterfall down a natural slope," with landscaping completed by Wayne Shira. Rents ranged from \$120 per month for a one-bedroom unit to \$290 per month for a 1,600-square-foot three-bedroom unit (Seattle Times 1965b). As an architecturally significant example of garden apartments featuring natural materials, complex, geometric forms, a strong relationship to the surrounding landscape, and an elaborate landscape design, the resource embodies the distinctive characteristics of a Modern style residential apartment building with Northwest Regional influence. Due to its high level of integrity, the building continues to represent a distinctive example of its type, period, and method of construction. It is not known, however, to be the work of a master. It could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a high degree of significance and integrity, HRA recommends 15530 Bothell Way NE eligible for listing in the NRHP and WHR under Criterion C, as a local representation of a Modern apartment building with Northwest Regional influences. The building is significant in the areas of Architecture, with a period of significance dating to its construction in 1965. Though surveyed at a compliance level from the public ROW, HRA assumes the boundary for the eligible resource is the historically plotted and current tax lot.



Historic Property Report

Resource Name: Multi-family residence

Property ID: 722795

Physical description:

Built in 1965, according to the King County Assessor, the building facing west toward 15530 Bothell Way NE is a multi-story, U-shaped residential complex set back on a sloped site, with expansive views of Lake Washington to the east (King County Assessor 2020). The building was largely hidden from the ROW due to its setting into a sloped site and wood fence along the front (west) side. According to the King County tax assessor's records, the parcel occupies 1.16 acres and contains 55 units. Units are a mix of studio, one-, two-, and three-bedroom units with decks. The building complex consists of two, six-story rectangular wings oriented along an east–west axis and a lower, four-story wing at the east end, oriented along a north–south axis. A central courtyard with landscaped grounds occupies the grade-level area within the U-shaped configuration. The east end of the courtyard has an elevator tower. The west-facing facade features two gated entries. The exterior is characterized by a mix of rough-cut stone veneer and textured concrete cladding, cantilevered concrete walkways (inner courtyard elevations), recessed decks, and flat roofs. The walkways are supported by slender metal columns that extend from grade level to roof height. They include decorative metal railings. Entry doors are symmetrically positioned across the length of both buildings and sheltered by the covered walkways. Sliding-track windows are located between entry doors.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

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1964c Bothell Way Apartment Project. December 13. Seattle Times, available through the Seattle Public Library. Electronic document, <https://www.spl.org/>, accessed May 26, 2020.

1965b Open House at Apartments. July 25. Seattle Times, available through the Seattle Public Library. Electronic document, <https://www.spl.org/>, accessed May 26, 2020.

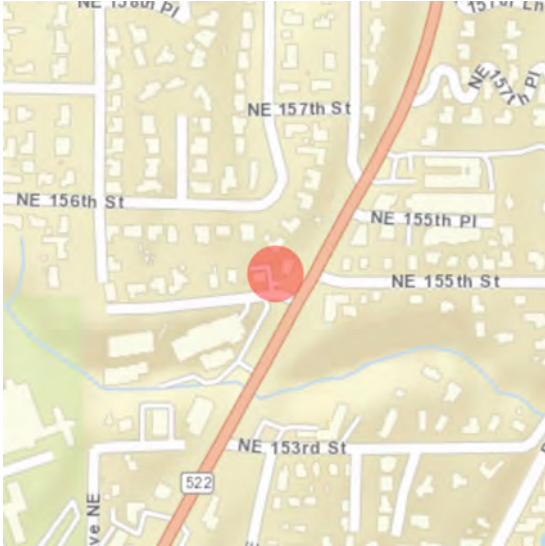


Historic Property Report

Resource Name: Multi-family residence

Property ID: 722796

Location



Address: 3640 NE 155th St, Seattle, Washington, 98155

Geographic Areas: King County, T26R04E15, SEATTLE NORTH Quadrangle

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1973	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Multiple Family House
Domestic	Domestic - Multiple Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Multi-family residence

Property ID: 722796

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Multi-family residence

Property ID: 722796

Photos



3640 NE 155th Street, view north.jpg



3640 NE 155th Street, view northwest.jpg



Historic Property Report

Resource Name: Multi-family residence

Property ID: 722796

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Structural System	Wood - Balloon Frame
Cladding	Stucco
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Built Up
Roof Material	Asphalt/Composition - Shingle
Form Type	Multiple Dwelling - Multi-Story Apartment Block

Styles:

Period	Style Details
Modern Movement	Miesian

Surveyor Opinion



Historic Property Report

Resource Name: Multi-family residence

Property ID: 722796

Significance narrative:**Integrity**

From their period of construction (1973), the two condominium buildings at 3640 NE 155th Street retain integrity of location, setting, design, materials, workmanship, feeling, and association, as no alterations are evident.

Evaluation

The buildings at 3640 NE 155th Street are identified by the King County Assessor as apartment conversions. The buildings do not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the buildings held a strong association with the lives of significant persons (Criterion B). The buildings are simple in plan, focused on the cantilevered upper stories with walls of windows defining the horizontal plane. While these elements may be borrowed from Meisian style (associated with the work of Ludwig Mies van de Rohe), or the broader International style, the buildings do not include the more significant elements of the style, including the horizontal plan, exposed structure, and flat roofs with flat or nonexistent eaves associated with Mesian design, nor the asymmetry and varied geometric elements found in 1970s examples of International style (Houser 2020; McAlester 2018:626). The buildings do not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the buildings were constructed of common methods and well-known materials and are unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance, HRA recommends that the buildings at 3640 NE 155th Street are not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The condominiums at 3640 NE 155th Street were constructed in 1973, according to the King County Assessor (King County Assessor 2020). The two identical buildings share a central driveway. One faces east toward Bothell Way NE, and the other faces south toward NE 155th Street. Both are two stories tall above recessed daylight basements devoted to parking garages. The two rectangular buildings sit on poured-concrete foundations, are of wood-framed construction clad in stucco, and are topped with flat rooves with rolled roofing and flared eaves covered in asphalt shingles. Each building includes two units of approximately 1200 square feet, one on each floor, accessed by an exterior wood stair on a side elevation. All units include a corner-wrapping wall of fixed windows framed in heavy wood frames. On secondary elevations, visible windows are wood-framed sliders.



Historic Property Report

Resource Name: Multi-family residence

Property ID: 722796

Bibliography:

Houser, Michael

2017 Architect Biographies, Gardner J. Gwinn (1888–1959). Department of Archaeology and Historic Preservation. Electronic document, <https://dahp.wa.gov/historic-preservation/research-and-technical-preservation-guidance/architect-biographies/bio-for-gardner-j-gwinn>, accessed February 14, 2020.

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

McAlester, Virginia Savage

2018 A Field Guide to American Houses. Knopf, New York.

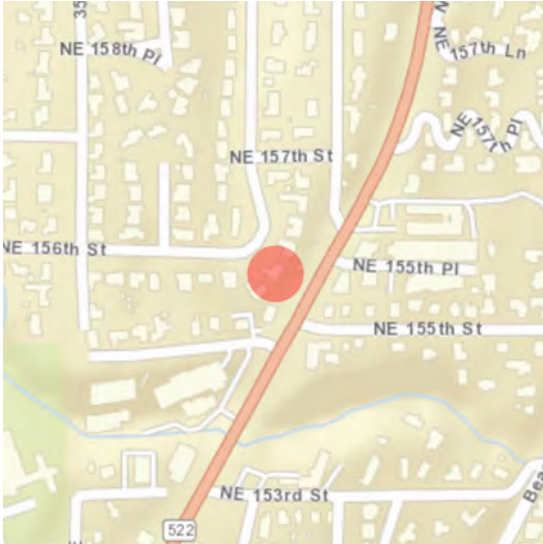


Historic Property Report

Resource Name: Residence

Property ID: 722797

Location



Address: 3637 NE 156th St, Seattle, Washington, 98155

Geographic Areas: T26R04E15, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1953	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722797

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722797

Photos



3637 NE 156th Street, view east.jpg



3637 NE 156th Street, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722797

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Fiber Cement Board
Cladding	Brick
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722797

Significance narrative:**Integrity**

From its period of construction (1953), the building at 3637 NE 156th Street retains integrity of location, setting, feeling, and association, as it remains on its original parcel and continues to serve as a single-family residence. The construction of a new garage and recladding have diminished the building's integrity of design, materials, and workmanship.

Evaluation

The residence at 3637 NE 156th Street was constructed in 1953 during a period of postwar growth but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a mid-century Ranch house, although alterations, including recladding and the conversion of an open carport, which gives the building a larger, L-shaped plan, have obscured its historic-period character. The building does not embody the distinctive characteristics of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D). Due to lack of significance and integrity, HRA recommends that the residence at 3637 NE 156th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The L-shaped, single-story Ranch house at 3637 NE 156th Street was constructed in 1953, according to the King County Assessor (King County Assessor 2020). The building is minimally visible from the ROW, due to mature foliage, but faces west toward NE 156th Street with Bothell Way NE and Lake Washington to the rear. The building sits on a poured-concrete foundation, is clad in cement boards with a skirt of brick of simulated brick on the facade. It is topped by a cross-gabled roof. According to the assessor, the building includes a 1,000-square-foot plan with a former carport converted to a 480-square-foot garage. Secondary elevations are not visible.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

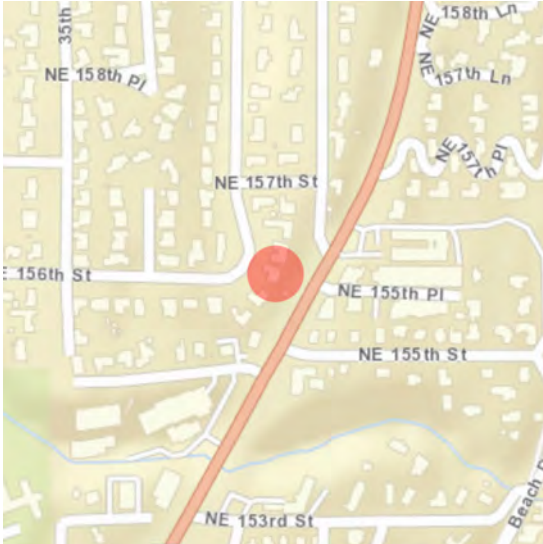


Historic Property Report

Resource Name: Residence

Property ID: 461122

Location



Address: 15600 37TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 8026700175
Plat/Block/Lot: STONACKS LAKE VUE TERRACE ADD LESS POR FOR RD PER
Geographic Areas: King County, SEATTLE NORTH Quadrangle, King County, T26R04E15, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1952	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 461122

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00136, , Assessors Data Project: King County M	7/9/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 461122

Photos



15600 37th Avenue NE, view east.jpg



15600 37th Avenue NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 461122

Inventory Details - 7/9/2011

Common name:

Date recorded: 7/9/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 8026700175

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 15600 37th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1952 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 461122

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Brick
Cladding	Wood
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 461122

Significance narrative:**Integrity**

From its period of construction (1952), the residence at 15600 37th Avenue NE retains integrity of location, setting, design, materials, workmanship, feeling, and association, as it remains on its original parcel, continues to serve as a residence, and appears relatively unaltered.

Evaluation

The residence at 15600 37th Avenue NE was constructed in 1952 during a period of postwar growth but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A).

Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a mid-century Ranch house, a ubiquitous residential type, in a typical plan with few distinctive character-defining features apart from its fixed windows. The building does not embody the distinctive characteristics of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance, HRA recommends that the residence at 15600 37th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

The building at 15600 37th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with the County and is, therefore, not eligible for local or county listing.

Physical description:

The L-shaped, single-story Ranch house at 15600 37th Avenue NE was constructed in 1952, according to the King County Assessor (King County Assessor 2020). The residence faces east toward 37th Avenue NE and is partially obscured from view by fencing and mature foliage. Bothell Way NE and Lake Washington are located to the building's rear. According to the assessor, the building is 1,750 square feet. It sits on a poured-concrete foundation, is clad in an irregular veneer of brick with sills of header brick under bands of large fixed, wood-framed windows flanking the central entry. The building's garage, projecting from the north end, is clad in lapped wood boards. The building includes a large internal brick chimney on the south end and is topped by a cross-gabled roof covered in asphalt shingles. Aerial photos indicate that a deck is located across the rear (west) elevation (Google Earth 2020).

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

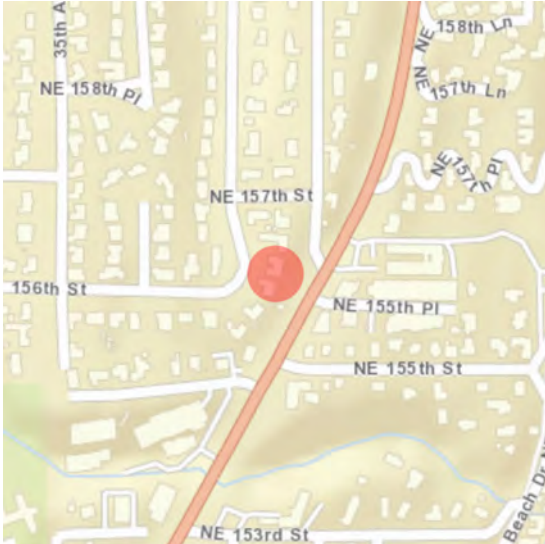


Historic Property Report

Resource Name: Residence

Property ID: 381884

Location



Address: 15604 37TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 8026700180
Plat/Block/Lot: STONACKS LAKE VUE TERRACE ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1953	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 381884

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00113, , Assessors Data Project: King County C	7/12/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 381884

Photos



15604 37th Avenue NE, view northeast.jpg



15604 37th Avenue NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 381884

Inventory Details - 7/12/2011

Common name:

Date recorded: 7/12/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 8026700180

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 15604 37th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1953 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 381884

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	U-Shape
Foundation	Concrete - Poured
Cladding	Brick
Cladding	Wood
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch
Roof Type	Gable - Gable-on-Hip
Roof Material	Asphalt/Composition - Shingle

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 381884

Significance narrative:**Integrity**

From its period of construction (1953), the residence at 15604 37th Avenue NE retains integrity of location and setting, as it remains on its original parcel. However, the building, constructed as a single-family residence, has served as a multi-family home for the care of those with developmental disabilities in recent years, which may have diminished its integrity of feeling and association (Seattle Times 1999). Window replacement, including replacement sidelights, along with alterations to the parcel to increase available parking space, have diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 15604 37th Avenue NE was constructed in 1952 during a period of postwar growth but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a mid-century Ranch house, a ubiquitous residential type, in a typical plan with few distinctive character-defining features. The building does not embody the distinctive characteristics of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that the residence at 15604 37th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The C-shaped, single-story Ranch house at 15604 37th Avenue NE was constructed in 1953, according to the King County Assessor (King County Assessor 2020). The building is 2,050 square feet and faces west toward 37th Avenue NE with Bothell Way NE and Lake Washington to the rear. Aerial images show that the parcel includes an in-ground pool and a screen of mature trees between the back yard and the roadway (Google Earth 2020). The building sits on a poured-concrete foundation and is clad in a skirt of red brick topped by lapped wood boards. The building's entry includes a concrete walk to a concrete pad. The entry door is flanked by full-height sidelights and a three-part, vinyl-framed replacement window to the south. The southern projection includes a single-car garage paired with an open carport. The carport roof is supported by a brick stem wall and square posts. The building's northern projection includes two three-part, vinyl-framed windows above a skirt of brick. Additional vinyl sliders are evident. The building includes a central brick chimney. The building's front yard includes a small brick wall supporting a built-up berm that has been paved and provides additional parking. The parcel is screened from 37th Avenue NE by mature foliage.



Historic Property Report

Resource Name: Residence

Property ID: 381884

Bibliography:

Google Earth

2020 Historical Imagery of King County, WA. Electronic document,

<https://www.google.com/maps>, accessed May 26, 2020.

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document,

<https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722798

Location



Address: 15548 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: SEATTLE NORTH Quadrangle, T26R04E15, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1955	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722798

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722798

Photos



15548 Bothell Way NE, view northeast.jpg



15548 Bothell Way NE, undated, courtesy of the King County Assessor, view northeast.jpg



15548 Bothell Way NE, view northwest.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722798

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Foundation	Concrete - Poured
Structural System	Wood - Balloon Frame
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch
Cladding	Wood - Clapboard
Cladding	Wood - Vertical Boards

Styles:

Period	Style Details
Modern Movement	Contemporary

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722798

Significance narrative:**Integrity**

From its period of construction (1955), the residence at 15548 Bothell Way NE retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original site. A rear deck addition constructed ca. 2000 and window replacements have diminished the building's integrity of design, materials, and workmanship.

Evaluation

The residence at 15548 Bothell Way was constructed in 1955 during a period of postwar growth but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of a Contemporary residence, featuring its low-slung gable roof, expanses of glass, prominent stone chimney, and orientation toward views of Lake Washington. This building is a modest example and is not a distinctive example of its type, period, or method of construction. It does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the residence at 15548 Bothell Way NE is not eligible for listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

Built in 1955, according to the King County Assessor, the single-family dwelling fronting west at 15548 Bothell Way NE is a one-story, wood-framed house above a daylight basement (King County Assessor 2020). A wood fence encloses the parcel along three sides, and mature evergreens and madronas provide a privacy buffer on the facade (west) and north elevations, which are largely hidden from the ROW. Lake Washington is located to the east, and much of the house's living area faces it. According to the tax assessor's record, the building has an irregular plan, is 1,600 square feet, and terminates in a cross-gabled roof. An attached garage is located at the south end of the facade. The north elevation has a large interior stone chimney. The south elevation, which follows the contours of the sloped site, is clad in clapboard at the lower level and vertical wood siding on the upper level. Fenestration includes aluminum-framed windows. The rear (east) elevation features a daylight basement below a full-length wood deck on the upper floor. The deck is supported by post and beam. Large picture windows are located on both floors. The upper floor features full-height expanses of glass and a generous overhanging roof with exposed wood beams.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

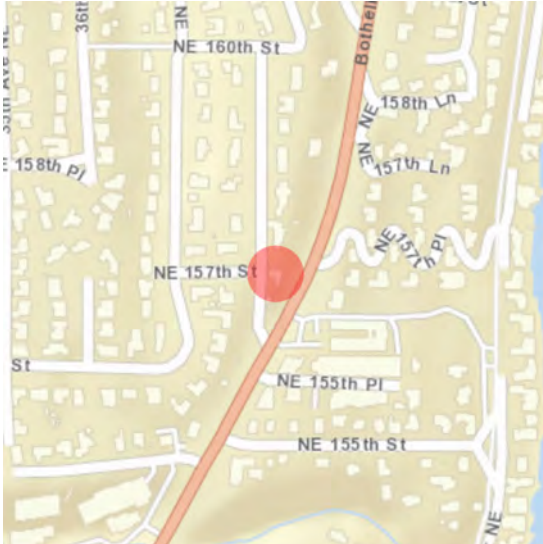


Historic Property Report

Resource Name: Residence

Property ID: 350131

Location



Address: 15612 38TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 6744700343
Plat/Block/Lot: PETTITS LAKE WASHINGTON ACRE TRSW OF ST HWY # 2
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1952	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 350131

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00112, , Assessors Data Project: King County B	7/1/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 350131

Photos



15612 38th Avenue NE, view southeast.jpg



15612 38th Avenue NE, view east.jpg



Historic Property Report

Resource Name: Residence

Property ID: 350131

Inventory Details - 7/1/2011

Common name:

Date recorded: 7/1/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6744700343

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 15612 38th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1952 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 350131

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Brick
Cladding	Wood
Roof Type	Gable
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 350131

Significance narrative:**Integrity**

From its period of construction (1952), the residence at 15612 38th Avenue NE retains integrity of location, setting, feeling, and association, as it remains on its original parcel and continues to serve as a residence. Garage conversion, replacement siding, and replacement windows have diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 15612 38th Avenue NE was constructed in 1952 during a period of postwar growth but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a mid-century Ranch house, a ubiquitous residential type, in a typical L-shaped plan with few distinctive character-defining features from this historic period. The building does not embody the distinctive characteristics of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that the residence at 15612 38th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The single-story L-shaped Ranch house at 15612 38th Avenue NE was constructed in 1952, according to the King County Assessor (King County Assessor 2020). The building faces west toward 38th Avenue NE on a long rectangular lot with Bothell Way NE and Lake Washington to the rear (east). It is partially screened by privacy fencing. The building includes a partial daylight basement on the rear and includes a total of 2,240 square feet. An attached garage that once projected from the facade was converted to living space ca. 1995. A detached garage was then added to the southern end of the parcel. Constructed outside the historic period, it is not subject to survey at this time. The residence sits on a poured-concrete foundation, is clad in a skirt of brick topped by decorative wood sheet, and is topped by a combination hipped and gable roof covered in asphalt shingles. The building's primary entry is located in the junction between the two wings and faces a projecting deck. Aerial photos show an additional deck on the rear elevation (Google Earth 2020). Visible windows on the facade are vinyl framed in altered fenestration. An exterior brick chimney is located on the building's south elevation.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

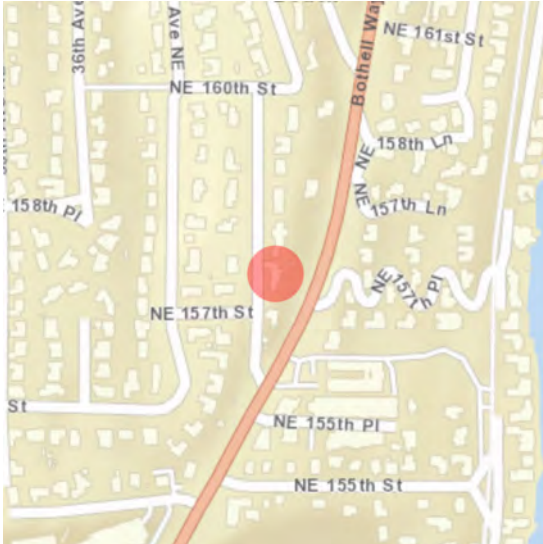


Historic Property Report

Resource Name: Residence

Property ID: 331015

Location



Address: 15630 38TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 6744700303
Plat/Block/Lot: PETTITS LAKE WASHINGTON ACRE TRS18 & S 10 FT OF 17
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1941	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 331015

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00109, , Assessors Data Project: King County D	7/12/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 331015

Photos



15630 38th Avenue NE, view east.jpg



15630 38th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 331015

Inventory Details - 7/12/2011

Common name:

Date recorded: 7/12/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6744700303

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 15630 38th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1941 and is a single family dwelling. The building has a single-family form with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 331015

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Brick
Cladding	Stone
Cladding	Wood
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 331015

Significance narrative:**Integrity**

From its period of construction (1941), the residence at 15630 38th Avenue NE retains integrity of location, setting, and association, as it remains on its original parcel and continues to serve as a residence. However, aerial photographs show that the building has been greatly expanded with the garage on the north end converted to living space and a garage addition added between 1969 and 1990 (NETROnline 2020). The building no longer retains integrity of design, materials, workmanship, or feeling.

Evaluation

The residence at 15630 38th Avenue NE was constructed in 1941 but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a much-enlarged residence with the typical plan of a Ranch house but few other features of the type. The building is a vernacular L-shaped residence that does not embody the distinctive characteristics of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that the residence at 15630 38th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The single-story, L-shaped residence at 15630 38th Avenue NE was constructed in 1941, according to the King County Assessor (King County Assessor 2020). With a 1,000-square-foot basement, the building includes a total of 3,410 square feet of living space. It faces generally west toward 38th Avenue NE with Bothell Way NE and Lake Washington to the rear. The building is partially screened by privacy fencing but is cross gabled with a projecting gable on the facade and a garage in the northern wing. The building sits on a poured-concrete foundation, is clad primarily in brick and stone or simulated stone at the entry and lapped wood boards in the gables. Although screened from view, the facade appears to include decorative brick screening with cutouts and multi-light aluminum or metal-framed windows. The building's cross-gabled roof is covered in shakes and two chimneys are visible on the building's south end. Aerial photographs show that the building includes a hipped turret on the rear and an in-ground swimming pool (Google Earth 2020).

Bibliography:

Google Earth

2020 Historical Imagery of King County, WA. Electronic document, <https://www.google.com/maps>, accessed May 26, 2020.

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

NETROnline

2020 Historic Aerials: Lake Forest Park, Washington. Electronic document, <https://www.historicaerials.com/>, accessed May 26, 2020.

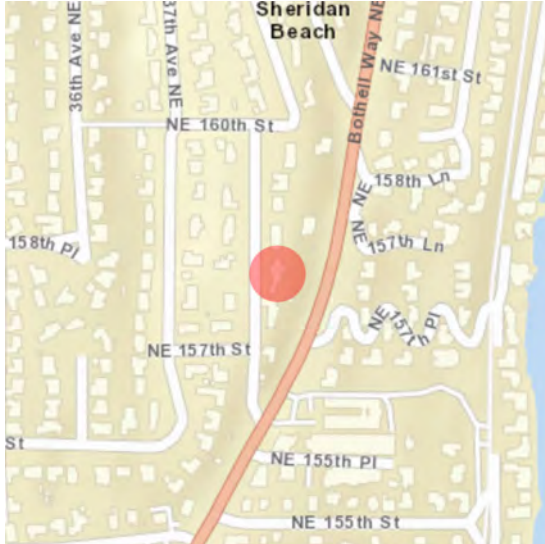


Historic Property Report

Resource Name: Residence

Property ID: 410958

Location



Address: 15800 38TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 6744700301
Plat/Block/Lot: PETTITS LAKE WASHINGTON ACRE TRSW OF HWY LESS S 10
Geographic Areas: King County, SEATTLE NORTH Quadrangle, SEATTLE NORTH Quadrangle, T26R04E15, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1962	<input checked="" type="checkbox"/>
Remodel	1997	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture



Historic Property Report

Resource Name: Residence

Property ID: 410958

Architect/Engineer:

Category	Name or Company
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Thematics:**Local Registers and Districts**

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00127, , Assessors Data Project: King County J	7/1/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	

Photos



15800 38th Avenue NE, view southeast, indicating privacy measures and the resource's separation from the street



15800 38th Avenue NE, view east.jpg



Historic Property Report

Resource Name: Residence

Property ID: 410958

Inventory Details - 7/1/2011

Common name:

Date recorded: 7/1/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6744700301

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 15800 38th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1962 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 410958

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Foundation	Concrete - Poured
Cladding	Wood
Roof Type	Hip
Roof Material	Wood - Shake
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 410958

Significance narrative:**Integrity**

From its period of construction (1962), the residence at 15800 38th Avenue NE retains integrity of location, setting, feeling, and association, although a renovation and carport conversion and expansion have slightly diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 15800 38th Avenue NE was constructed in 1962 but does not appear, based on a review of historic maps and local histories, to have any associations with specific events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a large, irregularly shaped Ranch house with altered garage. While difficult to assess from the public ROW, the building appears to be an example of a ubiquitous housing type found throughout Washington with few character-defining features apart from its plan and use of tall casement windows. It does not embody the distinctive characteristics of a particular type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that the residence at 15800 38th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The single-story, irregularly shaped Ranch house at 15800 38th Avenue NE was constructed in 1962 and remodeled in 1997, according to the King County Assessor. Floor plans suggest the building's garage, attached on the south end, may be an addition or an enclosed carport (King County Assessor 2020). The building faces west toward 38th Avenue NE with Bothell Way NE and Lake Washington to the east (rear). The building sits atop a full-sized basement for a total of 3,550 square feet. The building sits on a poured-concrete foundation, is clad in lapped wood boards, and is topped by a hipped roof covered in shakes. Like many residences in the neighborhood, the building is screened from view by mature foliage. A raised pad provides parking west of the house, and a bridge leads to the building's primary entry, which is flanked to the south by a wide band of single, full-height windows. Similar windows in casement form are located north of the entry. Secondary elevations are not visible, though aerial photographs show that the building includes an internal chimney on east slope of the roof and that the back yard is landscaped (Google Earth 2020).

Bibliography:**Google Earth**

2020 Historical Imagery of King County, WA. Electronic document, <https://www.google.com/maps>, accessed May 26, 2020.

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

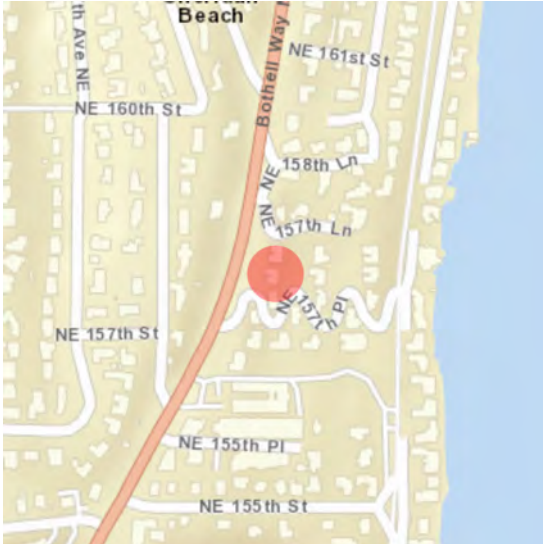


Historic Property Report

Resource Name: Residence

Property ID: 722799

Location



Address: 3906 NE 157th Pl, Seattle, Washington, 98155

Geographic Areas: King County, T26R04E15, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1975	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722799

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722799

Photos



3906 NE 157th Pl., view northeast.jpg



3906 NE 157th Pl., view northeast_2.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722799

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	U-Shape
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Wood - Shingle
Roof Type	Hip - Cross Hipped
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722799

Significance narrative:**Integrity**

From its period of construction (1975), the residence at 3906 NE 157th Place retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original parcel in the Sheridan Shores neighborhood. Extensive remodeling, including new windows and exterior siding, have diminished the building's integrity of design, materials, workmanship.

Evaluation

The residence at 3906 NE 157th Place was constructed in 1975 and does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). It is an example of a later Ranch home, featuring the low-slung massing, U-shaped plan, and prominent garage bay typical of the form. This building is a modest example of a common type, and alterations have obscured its historic-period character. The building does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and loss of integrity, HRA recommends 3906 NE 157th Place is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1975, according to the King County Assessor, the single-family dwelling at 3906 NE 157th Place is a one-story house facing west toward NE 157th Place on a dead-end street, just east of Bothell Way NE (King County Assessor 2020). Lake Washington and the Burke-Gilman Trail are located to the east. The building is one story in height on the primary (west) facade with a daylight basement on the rear (east) elevation. The U-shaped building is 2,550 square feet, sits on a poured-concrete foundation, is clad in clapboards and wood shingles (attached garage), and is topped by a cross-hipped roof. The facade features a narrow courtyard area that leads to a recessed entry on the main mass. The north wing is an attached garage that contains an overhead door. Two sliding-track windows are positioned on the south wing. A brick chimney is located at the north elevation. The side and rear elevations are not visible from ROW. The tax assessor's records show a raised wood deck along the rear elevation.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 407831

Location



Address: 15840 38TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 6744700262
Plat/Block/Lot: PETTITS LAKE WASHINGTON ACRE TRSS 70.14 FT OF POR
Geographic Areas: King County, SEATTLE NORTH Quadrangle, King County, T26R04E15, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1951	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 407831

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00118, , Assessors Data Project: King County F	7/6/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 407831

Photos



15840 38th Avenue NE, view southeast.jpg



15840 38th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 407831

Inventory Details - 7/6/2011

Common name:

Date recorded: 7/6/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6744700262

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 15840 38th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1951 and is a single family dwelling. The form of the building is single-family with a basement garage.



Historic Property Report

Resource Name: Residence

Property ID: 407831

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Brick
Roof Type	Gable - Side
Roof Material	Wood - Shake
Form Type	Single Dwelling - Ranch
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 407831

Significance narrative:**Integrity**

From its period of construction (1951), the residence at 15840 38th Avenue NE retains integrity of location, setting, design, materials, workmanship, feeling, and association, as no alterations are apparent.

Evaluation

The residence at 15840 38th Avenue NE was constructed in 1951 and does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is vernacular in style, constructed in a simple rectangular Ranch house plan with few character-defining features apart from its cladding and wood windows. The building does not embody the distinctive characteristics of a particular type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C).

Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance, HRA recommends 15840 38th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The rectangular single-story residence atop a daylight basement at 15840 38th Avenue NE was constructed in 1951, according to the King County Assessor (King County Assessor 2020). The building is a raised Ranch facing west toward 38th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). The building includes a partial basement and includes a total of 2,000 square feet. It is partially screened from view by privacy fencing, but aerial photographs show that it includes a bricked courtyard in the front yard and a balcony over the daylight basement to the rear (Google Earth 2020). The building sits on a poured-concrete foundation, is clad in running-bond brick with decorative inset bricks, and is topped by a side-gabled shake roof. The building's garage is below grade, entered by a sloping drive between two retaining walls. The building's central entry is recessed and includes a door and windows to the north. Flanking the recessed entry is a ribbon of wood-framed windows to the south and shallower bands of wood-framed windows to the north. Secondary elevations show additional wood-windows with brick sills under gables clad partially in flush vertical boards and partially in lapped vertical boards. The building includes a central internal chimney.

Bibliography:

Google Earth

2020 Historical Imagery of King County, WA. Electronic document, <https://www.google.com/maps>, accessed May 26, 2020.

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 411139

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00127, , Assessors Data Project: King County J	7/1/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 411139

Photos



15848 38th Avenue NE, view northeast.jpg



15848 38th Avenue NE, view east.jpg



Historic Property Report

Resource Name: Residence

Property ID: 411139

Inventory Details - 7/1/2011

Common name:

Date recorded: 7/1/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 6744700260

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 15848 38th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1953 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 411139

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	U-Shape
Foundation	Concrete - Poured
Cladding	Brick - Roman
Cladding	Wood - Clapboard
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 411139

Significance narrative:**Integrity**

From its period of construction (1953), the building at 15848 38th Avenue NE retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original parcel in the Sheridan Beach Terrace neighborhood. Alterations including window and garage door replacements have diminished the building's integrity of design, materials, and workmanship.

Evaluation

The residence at 15848 38th Avenue NE was constructed in 1953 during a period of postwar residential development in the Sheridan Beach Terrace neighborhood but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a raised Ranch house, characterized by its U-shaped plan, horizontal fenestration, and placement on a sloped site with a daylight basement. This building is a modest example of a common type, and alterations have obscured its historic-period character. It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D). Based on a lack of significance and integrity, HRA recommends that the raised Ranch at 15848 38th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1953, according to the King County Assessor, the single-family residence at 15848 38th Avenue NE is a one-story Ranch house facing west onto 38th Avenue NE (King County Assessor 2020). It is situated on a sloped site in the Sheridan Beach Terrace neighborhood with Lake Washington and the Burke-Gilman Trail located to the east. The building has a U-shaped footprint with a main block facing west and intersecting wings at the north and south ends. The 3,530-square-foot building sits on a poured-concrete foundation, is clad in Roman brick and clapboards, and is topped by a cross-gabled roof. Projecting wings terminate in hip-on-gable roof form. A smaller gable projection is located at the south wing. The facade features an exterior courtyard with a covered entry on the south wing and large vinyl-framed windows. The north wing contains an attached garage with a metal-paneled overhead door. An exterior brick chimney is centered on the building's south elevation. The rear (east) elevation is not visible from the ROW; however, the tax assessor's records show a daylight basement with a raised wood deck. Fenestration includes a sliding-track door and fixed, vinyl-framed windows at the basement level, and a large corner window and French doors at the first floor.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 352926

Location



Address: 16002 38TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740100305
Plat/Block/Lot: SHERIDAN HEIGHTS ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1946	<input checked="" type="checkbox"/>
Remodel	2005	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture



Historic Property Report

Resource Name: Residence

Property ID: 352926

Architect/Engineer:

Category	Name or Company
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Thematics:**Local Registers and Districts**

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00112, , Assessors Data Project: King County B	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 352926

Photos



16002 38th Avenue NE, view northeast.jpg



16002 38th Avenue NE, view northeast_2.jpg



Historic Property Report

Resource Name: Residence

Property ID: 352926

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740100305

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16002 38th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1946 and is a single family dwelling. Also according to the county assessor, the structure was remodeled in 2005



Historic Property Report

Resource Name: Residence

Property ID: 352926

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Foundation	Concrete - Poured
Cladding	Brick
Cladding	Wood - Clapboard
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch
Roof Type	Gable
Roof Material	Asphalt/Composition - Shingle

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion

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

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



Historic Property Report

Resource Name: Residence

Property ID: 352926

Significance narrative:

Integrity

From its period of construction (1946), the single-family residence at 16002 38th Avenue NE retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original parcel in the Sheridan Beach Terrace neighborhood. The tax assessor's records indicate that the building was remodeled in 2005. Alterations, including window replacement, have diminished the building's integrity of design, materials, workmanship.

Evaluation

The building at 16002 38th Avenue NE was constructed in 1946 during a period of postwar residential development in the Sheridan Beach Terrace neighborhood. The building reflects changing postwar architectural trends and is a modest example of an early Ranch (or transitional Ranch) house (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As an example of an early Ranch (or transitional Ranch) house, the building is characterized by its horizontal volume, recessed entry, attached carport, and low-pitched, hipped roof. The residence was extensively remodeled in 2005, which obscures its historic-period character. It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D). Based on integrity loss, HRA recommends 16002 38th Avenue NE is not eligible for individual listing in the NRHP or WHR under any criteria (Criteria A–D). However, the building could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion A). Although a historic district evaluation is outside the scope of this survey, HRA assumes that the district boundary would encompass the Sheridan Beach Terrace neighborhood with a period of significance dating to the mid-twentieth century.

Physical description:

Built in 1946, according to the King County Assessor, the single-family dwelling fronting west at 16002 38th Avenue NE is a two-story, wood-framed house set down on a sloped site, near the intersection of NE 160th Street and 38th Avenue NE (King County Assessor 2020). The building is surrounded by mature evergreen trees on three sides and a manicured hedge along the front (west) side. The house is largely hidden from view from the ROW. Lake Washington and the Burke-Gilman Trail are located to the east. According to the tax assessor's record, the building is 1,960 square feet, including 1,240 square feet on the first floor and 720 square feet on the second floor. It sits on a poured-concrete foundation, is clad in brick veneer (lower wall) and clapboards, and is topped by a hip-on-hip roof. An angled, two-story, gable-roofed addition extends from the north end of the building. An attached flat roof carport is located at the southwest end. The west-facing facade features a lower, recessed entry at the south end of the main block, near the juncture with the south hipped-roof wing. The entry is accessed by a set of brick steps with a metal railing. Another door is positioned at the upper level, which is accessed from the carport. Openings on the angled north wing include three sliding-track, vinyl-framed windows at the first floor and a larger sliding-track picture window and glass-block window at the second floor.



Historic Property Report

Resource Name: Residence

Property ID: 352926

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document,
<https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26,
2020.

Historic Property Report

Resource Name: Residence

Property ID: 286264

Location



Address: 4004 NE 160TH ST, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500520
Plat/Block/Lot: SHERIDAN BEACH ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1958	<input checked="" type="checkbox"/>
Addition	1995	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 286264

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00108, , Assessors Data Project: King County A	7/3/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 286264

Photos



4004 NE 160th Street, view northwest.jpg



4004 NE 160th Street, view northwest_2.jpg



Historic Property Report

Resource Name: Residence

Property ID: 286264

Inventory Details - 7/3/2011

Common name:

Date recorded: 7/3/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500520

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 4004 NE 160th Street, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1958 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 286264

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Flat with Parapet
Roof Material	Asphalt/Composition - Built Up
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 286264

Significance narrative:**Integrity**

From its period of construction (1958), the residence at 4004 NE 160th Street retains integrity of location, setting, and association, as it remains a single-family residence on its original parcel in this residential neighborhood. Extensive alterations—including replacement windows, replacement siding, and an added gable entry portico constructed ca. 1995—have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The building at 4004 NE 160th Street was constructed in 1958 during a period of postwar development but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building has undergone extensive alterations and retains few features from the historic period. It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and irretrievable loss of integrity, HRA recommends 4004 NE 160th Street is not eligible for listing in the NRHP or WHR under any criteria of significance (Criteria A–D).

Physical description:

Built in 1958, according to the King County Assessor, the single-family residence at 4004 NE 160th Street is located on a sloped site at the end of a cul-de-sac, to the east of Bothell Way NE (King County Assessor 2020). Lake Washington and the Burke-Gilman Trail are located to the east. The one-story house faces east toward NE 160th Street, with a paved driveway along the lower southeast side of the parcel. The one-story, L-shaped building is 2,690 square feet, including a partially finished basement. It rests on a poured-concrete foundation, is clad in clapboards, and is topped by a flat roof with no eaves. The facade features a prominent gable entry portico with two wood columns and a set of concrete steps leading to the covered entry. Sidelights frame the main entry, which is flanked by floor-to-ceiling windows on both sides. The projecting northeast wing has a sliding-track door and large vinyl-framed picture window. A lower, two-bay garage is attached at the northeast end with a deck above. Remnants of an original decorative brick wall remain on the south elevation. The rear and north elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722800

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722800

Photos



4007 NE 161st Street, view southwest.jpg



4007 NE 161st Street, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722800

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Wood - Shingle
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Rolled
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion

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

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



Historic Property Report

Resource Name: Residence

Property ID: 722800

Significance narrative:**Integrity**

From its period of construction (1955), the residence at 4007 NE 161st Street retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original parcel in this residential neighborhood. Alterations including window replacement and the enclosure and expansion of an original carport (ca. 1995) have diminished the building's integrity of design, materials, and workmanship.

Evaluation

The residence at 4007 NE 161st Street was constructed in 1955 during a period of postwar residential development in this residential waterfront community. The building reflects changing postwar architectural trends and is a modest example of a Ranch house (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As an example of a raised Ranch home, the building is characterized by its broad gable roof, daylight basement, patio entry, and horizontal bank of windows. Alterations have obscured its historic-period character, and it does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on integrity loss, HRA recommends 4007 NE 161st Street is not eligible for individual listing in the NRHP or WHR under any criteria (Criteria A–D). However, the building could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion A). Although a historic district evaluation is outside the scope of this survey, HRA assumes that the district boundary would encompass the neighborhood with a period of significance dating to the mid-twentieth century.

Physical description:

Built in 1955, according to the King County Assessor, the single-family residence at 4007 NE 161st Street is a one-story house facing north toward NE 161st Street (King County Assessor 2020). It is situated on a dead-end street, to the east of Bothell Way NE. Lake Washington and the Burke-Gilman Trail are located to the east. Mature trees, shrubs, and a wood fence are located along the west side. The house is set into a hillside. The 3,100-square-foot, L-shaped building is one story in height along the primary (north) facade, with a daylight basement on the east elevation. The building rests on a poured-concrete foundation, is clad in clapboards and wood shingles (east gable), and is topped by a low-pitched, cross-gabled roof. The facade features a recessed, covered entry patio with an off-center entry. The entry has a concrete stoop and the patio is enclosed by a built-in brick planter. A corner picture window is located at the east end of the facade. The building incorporates a two-bay garage at the northwest end, and the garage has two overhead paneled metal doors and a side door (east). The east elevation has a raised wood deck at the south end, tucked into the intersecting wings. The side-gabled wing contains a bank of fixed picture windows at the basement and upper levels. Double doors at the rear (south) wing lead to the deck. The rear and south elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 459818

Location



Address: 16030 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740100005
Plat/Block/Lot: SHERIDAN HEIGHTS ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, SEATTLE NORTH Quadrangle, T26R04E15, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1952	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 459818

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00136, , Assessors Data Project: King County M	7/9/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 459818

Photos



16030 39th Avenue NE, view southeast.jpg



16030 39th Avenue NE, view northeast.jpg



16030 39th Avenue NE, undated, courtesy of the King County Assessor, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 459818

Inventory Details - 7/9/2011

Common name:

Date recorded: 7/9/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740100005

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16030 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1952 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 459818

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Stucco
Roof Type	Gable - Side
Roof Material	Asphalt/Composition
Form Type	Single Dwelling - Ranch
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion

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

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



Historic Property Report

Resource Name: Residence

Property ID: 459818

Significance narrative:**Integrity**

From its period of construction (1952), the residence at 16030 39th Avenue NE retains integrity of location, setting, and association, as it remains a single-family residence on its original parcel in the Sheridan Beach Terrace neighborhood. Alterations including stucco recladding have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The building at 16030 39th Avenue NE, which dates from 1952, was constructed during a period of postwar residential development in the Sheridan Beach Terrace neighborhood. The building reflects changing postwar architectural trends and is a modest example of an early Ranch (or transitional Ranch) house (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a modest example of an early Ranch (or transitional) house, the building features the horizontal volume with a low-pitched, gable-roofed, recessed entry, and attached garage typical of the type. This building is a modest example of a common type, and alterations have obscured its historic-period character. It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on integrity loss, HRA recommends 16030 39th Avenue NE is not eligible for individual listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1952, according to the King County Assessor, the single-family dwelling facing west at 16030 39th Avenue NE is a one-story house on a large, wedge-shaped parcel near the intersection of 39th Avenue NE and Bothell Way NE (King County Assessor 2020). Surrounded by mature trees, rhododendrons, and shrubs, the house is largely hidden from view. All that is visible from the ROW is the driveway and attached, one-story, gable-roofed garage at the south end. According to the tax assessor's record, the house is rectangular in plan and is 1,850 square feet, including the main floor and a partially finished basement. It sits on a recently repaired and replaced poured-concrete foundation, is clad in clapboards (garage) and stucco, and is topped by a side-gabled roof. The facade features a brick courtyard and entry with a semi-circular brick stoop. The entry is sheltered by the roof overhang and flanked by a horizontal band of windows on the south side. An interior brick chimney is positioned on the roof ridge line.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 277219

Location



Address: 16200 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740100015
Plat/Block/Lot: SHERIDAN HEIGHTS ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, SEATTLE NORTH Quadrangle, King County, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1950	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 277219

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00108, , Assessors Data Project: King County A	7/1/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 277219

Photos



16200 39th Avenue NE, view southeast.jpg



16200 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 277219

Inventory Details - 7/1/2011

Common name:

Date recorded: 7/1/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740100015

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16200 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1950 and is a single family dwelling. The form of the building is single-family with a basement garage.



Historic Property Report

Resource Name: Residence

Property ID: 277219

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Brick - Roman
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 277219

Significance narrative:**Integrity**

From its period of construction (1950), the single-family residence at 16200 39th Avenue NE retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original parcel in the Sheridan Beach Terrace neighborhood. Alterations including vinyl-framed window replacements have diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 16200 39th Avenue, which dates from 1950, was constructed during a period of postwar residential development in the Sheridan Beach Terrace neighborhood. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a modest example of an early Ranch (or transitional Ranch) house, the building features the horizontal volume, incorporated garage, and low-pitched, hipped roof typical of the form. This building is a modest example of a common type, and alterations have obscured its historic-period character. It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 16200 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1950, according to the King County Assessor, the single-family residence at 16200 39th Avenue NE is a one-story house facing west toward 39th Avenue NE, near the intersection NE 162nd Street and 39th Avenue NE (King County Assessor 2020). It is set down on a sloped site, with a driveway at the north end that leads to a basement-level incorporated garage on the north elevation. Lake Washington and the Burke-Gilman Trail are located to the east. The building is rectangular in plan and is 2,820 square feet, including a daylight basement at the rear (east) side. It rests on a poured-concrete foundation, is clad in Roman brick, and is capped by a hip-on-hip roof sheathed in asphalt shingles. The facade features a central entry on the main (south) portion, flanked by a glass-block window to the north. Fenestration includes fixed and sliding-track, vinyl-framed windows framed by louvered shutters. The windows are set directly under the roof overhang. The north elevation contains an overhead garage door at the basement level and a sliding-track corner window (northeast) at the main floor. An exterior brick chimney is centered on the south elevation with a corner window at the east side. The rear (east) elevation is not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722801

Location



Address: 4006 NE 161st St, Seattle, Washington, 98155

Geographic Areas: T26R04E15, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1958	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722801

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722801

Photos



4006 NE 161st Street, view northwest.jpg



4006 NE 161st Street, view north.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722801

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Balloon Frame
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Brick
Cladding	Wood - Clapboard
Cladding	Wood - Vertical Boards
Roof Type	Hip - Cross Hipped
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Raised Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722801

Significance narrative:**Integrity**

From its period of construction (1958), the residence at 4006 NE 161st Street retains integrity of location, setting, and association, as it remains a single-family residence on its original parcel in this residential neighborhood. Alterations to the deck and window replacement have diminished the building's integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 4006 NE 161st Street, which dates from 1958, was constructed during a period of postwar residential development in this residential waterfront community but does not appear, based on a review of historic maps and local histories, to have any specific associations with associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of a raised Ranch home, featuring low-slung massing, L-shape plan, daylight basement and prominent carport. This building is a modest example of a common type, and alterations have obscured its historic-period character. It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 4006 NE 161st Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1958, according to the King County Assessor, the single-family Ranch home at 4006 NE 161st Street is a one-story house facing east toward Lake Washington (King County Assessor 2020). It is situated on a dead-end street, to the east of Bothell Way NE. The attached carport faces south toward NE 161st Street. The building has a landscaped front yard and mature trees and shrubs along the rear (west) side. The house is set into a hillside. The L-shaped house is 2,550 square feet, including a daylight basement. It rests on a poured-concrete foundation, is clad in brick veneer (foundation), clapboards and vertical wood siding, and is topped by a cross-hipped roof. The facade features an L-shaped wood deck across the main floor between two intersecting wings. The deck is supported by wood posts and includes a wood and metal railing and octagonal sitting area at the south end. The primary entry is tucked into the corner of the main facade, at the juncture where the two wings meet. A corner picture window flanks the entry at the south end. A bank of large, fixed picture windows and corner windows are located on the daylight basement and upper floor. An attached carport occupies the building's southwest end. The low-pitched, gable carport is supported by two posts on the east end and includes built-in storage on the west end. The gable end is sheathed in diagonal wood siding. The rear and north elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722802

Location



Address: 16112 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: SEATTLE NORTH Quadrangle, T26R04E15, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1958	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722802

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722802

Photos



16112 Bothell Way NE, view east.jpg



16112 Bothell Way NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722802

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Balloon Frame
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Stone
Cladding	Wood - Vertical Boards
Roof Type	Gable - Cross
Roof Material	Metal - Standing Seam
Form Type	Single Dwelling - Raised Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722802

Significance narrative:**Integrity**

From its period of construction (1958), the residence at 16112 Bothell Way NE retains integrity of location, setting, and association, as it remains a single-family residence on its original site. Some original materials, including aluminum-framed windows, are intact. However, alterations, including incompatible roof replacement and a redesigned entry, have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 16112 Bothell Way NE was built in 1958 during a period of postwar development of Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a raised Ranch house, characterized by its low profile, mix of exterior cladding, and horizontal emphasis. This building is a modest example of its form and does not embody the distinctive characteristics of a particular type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that 16112 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1958, according to the King County Assessor, the single-family dwelling fronting west at 16112 Bothell Way NE is a one-story, wood-framed building set back on a sloped site and screened by mature cedar trees (King County Assessor 2020). It is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east and much of the residence is oriented towards it. A paved driveway at the building's northwest side leads to the entrance and attached two-car garage wing. The L-shaped building is one story above a daylight basement. It rests on a poured-concrete foundation; is clad in a mix of clapboard, vertical wood, and stone (or manufactured stone) veneer (lower wall); and is topped by a cross-gabled roof sheathed in standing-seam metal. A large stone chimney projects from the main building's roof ridge. The facade has an off-center entry sheltered by a covered patio and flanked by a six-light, metal-framed window wall (south) and aluminum-framed picture window (north). A deteriorated, built-in brick planter wall sits at the north end of the facade. The north elevation has its original aluminum-framed, sliding-track windows. The rear (east) and south elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

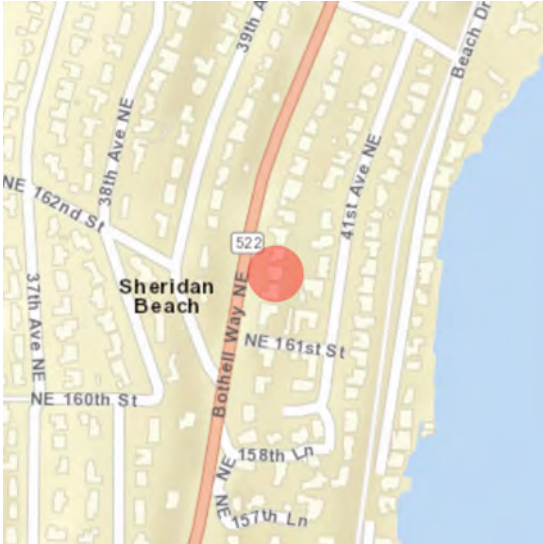


Historic Property Report

Resource Name: Residence

Property ID: 722803

Location



Address: 16118 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: King County, T26R04E15, SEATTLE NORTH Quadrangle

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1953	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722803

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722803

Photos



16118 Bothell Way NE, view northeast.jpg



16118 Bothell Way NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722803

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722803

Significance narrative:**Integrity**

From its period of construction (1953), the building at 16118 Bothell Way NE retains integrity of location, setting, and association, as it remains a single-family residence on its original site. It no longer retains integrity of design, materials, workmanship, or feeling due to additions constructed ca. 1975 and extensive alterations to its original massing, materials, and fenestration.

Evaluation

The residence at 16118 Bothell Way NE was constructed in 1953 during a period of postwar growth but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A).

Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building has been substantially altered and does not embody the distinctive characteristics of a particular historic-era type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and irretrievable loss of integrity, HRA recommends that the single-family residence at 16118 Bothell Way NE is not eligible for listing in the NRHP/WHR under any criteria.

Physical description:

Built in 1953, according to the King County Assessor, the single-family residence at 16118 Bothell Way NE is a two-story house fronting west toward Bothell Way NE, set back from street with a low wall and entry gate along the west side (King County Assessor 2020). It is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east and much of the residence is oriented towards it. The building is 3,830 square feet, sits on a poured-concrete foundation, is clad in clapboard, and is capped by a side-gabled roof clad in asphalt shingles. A one-story, hipped roof extension is located at the south side of the main (west-facing) facade, and an attached gable-roofed garage wing projects from the north end. The primary facade has a covered entry patio enclosed by a brick wall and metal gate. The off-center entry is flanked by paired, vinyl-framed windows with an arched transom. The garage wing is partially clad in brick veneer and contains one large overhead door. Two gables break up the roof massing on the western slope. The rear and south elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 463568

Location



Address: 16124 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500430
Plat/Block/Lot: SHERIDAN BEACH ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1952	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 463568

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00136, , Assessors Data Project: King County M	7/9/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 463568

Photos



16124 Bothell Way NE, view northeast.jpg



16124 Bothell Way NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 463568

Inventory Details - 7/9/2011

Common name:

Date recorded: 7/9/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500430

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16124 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1952 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 463568

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Balloon Frame
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Stone
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Raised Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 463568

Significance narrative:**Integrity**

From its period of construction (1952), the residence at 16124 Bothell Way NE retains integrity of location, setting, and association, as it remains a single-family residence on its original site. The building's integrity of design, materials, workmanship, and feeling have been diminished by the installation of vinyl-framed window replacements and alterations on the facade and at the entry, including an added circular drive.

Evaluation

The residence at 16124 Bothell Way NE was constructed in 1952 during a period of postwar development in Lake Forest Park, but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a raised Ranch house, one of the most common housing forms of the mid- to late-twentieth century. It retains some of the characteristics of the form, including low-pitched side-gabled roof, attached garage, mix of exterior siding, and horizontal emphasis, but is not a distinctive example of a its particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16124 Bothell Way NE is not eligible for listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

Built in 1953, according to the King County Assessor, the single-family residence at 16118 Bothell Way NE is a two-story house fronting west toward Bothell Way NE, set back from street with a low wall and entry gate along the west side (King County Assessor 2020). It is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east and much of the residence is oriented towards it. The building is 3,830 square feet, sits on a poured-concrete foundation, is clad in clapboard, and is capped by a side-gabled roof clad in asphalt shingles. A one-story, hipped roof extension is located at the south side of the main (west-facing) facade, and an attached gable-roofed garage wing projects from the north end. The primary facade has a covered entry patio enclosed by a brick wall and metal gate. The off-center entry is flanked by paired, vinyl-framed windows with an arched transom. The garage wing is partially clad in brick veneer and contains one large overhead door. Two gables break up the roof massing on the western slope. The rear and south elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722804

Location



Address: 16130 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: T26R04E15, SEATTLE NORTH Quadrangle, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1952	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722804

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722804

Photos



16130 Bothell Way NE, view northeast.jpg



16130 Bothell Way NE, view east.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722804

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Wood - Vertical Boards
Cladding	Stone
Roof Type	Hip - Cross Hipped
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Raised Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722804

Significance narrative:**Integrity**

From its period of construction (1952), the residence at 16130 Bothell Way NE retains integrity of location, setting, and association, as it remains a single-family residence on its original site. The building's integrity of design, materials, workmanship, and feeling have been diminished by a number of exterior alterations as well as large, incompatible additions to the south and east completed between 2001 and 2006 (King County Assessor 2020).

Evaluation

The residence at 16130 Bothell Way NE was built in 1952 during a period of postwar development of Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a raised Ranch house, featuring the low-pitched hipped roof and horizontal emphasis typical of the type, although it retains few other character-defining features from the historic period. This building is not a distinctive example of a type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16130 Bothell Way NE is not eligible for listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

Built in 1952, according to the King County Assessor, the single-family residence facing west at 16130 Bothell Way NE is a one-story, wood-framed building (King County Assessor 2020). It is set back on the site and screened by a wood fence along three sides of the parcel. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east and much of the residence is oriented towards it. A concrete driveway at the front (southwest) side leads to an attached carport (north). The L-shaped building is one story in height above a daylight basement along the rear (east) side. It rests on a poured-concrete foundation, is clad in a mix of stone veneer and vertical wood siding, and is topped by a cross-hipped roof. The facade features an off-center entry that is sheltered by the hipped roof overhang, supported by a single post. A decorative screen is located in front of the entry door. An added front-gabled garage wing with an overhead door is located at the facade's south end, and an addition has been added to the facade's northeast corner. The side and rear (east) elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722805

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722805

Photos



16210 39th Avenue NE, view southeast.jpg



16210 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722805

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Rolled
Cladding	Wood
Plan	Rectangle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	International

Surveyor Opinion

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

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

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



Historic Property Report

Resource Name: Residence

Property ID: 722805

Significance narrative:**Integrity**

From its period of construction (1953), the residence at 16210 39th Avenue NE appears to retain integrity of location, setting, design, materials, workmanship, feeling, and association, as no alterations are evidence.

Evaluation

The residence at 16210 39th Avenue NE was built in 1953 during a period of postwar development of Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a good example of the International style, featuring bare wall surfaces, ribbons of windows, and an asymmetrical plan built into the landscape and emphasizing views of the surrounding area. It retains its original massing, aluminum-framed window systems, and surface treatments. The building is a distinctive example of its type, period, and method of construction. Research did not reveal the name of the architect or whether the building is the work of a master. It does possess high artistic values and may represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). However, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on its level of significance and integrity, HRA recommends 16210 39th Avenue NE eligible for listing in the NRHP and WHR under Criterion C as an excellent, intact example of International architecture with a period of significance dating to its construction in 1953. Although surveyed from the ROW, HRA assumes the boundary of the eligible resource is the historically plotted and current tax lot.

Physical description:

The single-family residence at 16210 39th Avenue NE is built into a slope and is a single story above a daylight basement and two-car garage. According to the King County Assessor, the residence was constructed in 1953 and includes a total finished area of 2,140 square feet (King County Assessor 2020). The building sits on a poured-concrete foundation, is clad in horizontal, lapped boards on the basement level and lapped vertical boards on the main floor. The building is topped by a flat roof covered in rolled roofing with eaves. A sloping drive with retaining wall leads to the below-grade garage topped by a plain wall surface with no fenestration. South of the garage, the primary entry is located at grade and approached by a concrete walk. The door is flanked by a full-height, stained glass window to the north. South of the entry is a multi-light aluminum-framed window flanked by operable casements. Similar aluminum-framed windows are found on secondary elevations. The building's roof includes a shallow shed dormer with north-facing, wood-framed windows.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 448266

Location



Address: 16136 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500440
Plat/Block/Lot: SHERIDAN BEACH ADD ALL LOT 25 TGW SLY 5 FT IN WIDT

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1953	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 448266

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-12-00256, , Assessors Data Project: King County W	11/4/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/19/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 448266

Photos



16136 Bothell Way NE, view east.jpg



16136 Bothell Way NE, courtesy of the King County Assessor, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 448266

Inventory Details - 11/4/2011

Common name:

Date recorded: 11/4/2011

Field Recorder: Artifacts Consulting, Inc. 2

Field Site number: 7738500440

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16136 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1953 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 448266

Inventory Details - 8/19/2020

Common name:

Date recorded: 8/19/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Cladding	Wood - Board & Batten
Foundation	Concrete - Poured
Roof Type	Hip - Cross Hipped
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Raised Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 448266

Significance narrative:**Integrity**

From its period of construction (1953), the residence at 16136 Bothell Way NE retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original site. Based on limited visibility, it was not possible to determine extent of alterations. Based on Assessor's photos and a review of aerial photographs, the building appears to have been altered by, for instance, the addition of incompatible windows and the conversion of a carport to garage. It likely possesses diminished integrity of design, materials, and workmanship.

Evaluation

The residence at 16136 Bothell Way NE was constructed in 1953 during a period of postwar development in Lake Forest Park, but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of a raised Ranch house with cross-hipped roof and L-shaped plan. This building is not a distinctive example of its type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16136 Bothell Way NE is not eligible for listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

Built in 1953, according to the King County Assessor, the single-family dwelling at 16136 Bothell Way NE fronts west toward Bothell Way NE. (King County Assessor 2020). It is set back on the site and largely hidden by mature cedar trees and hedges along the west side and a gated entry at the southwest side. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east, and much of the residence is oriented towards it. According to the tax assessor's records, the building is L-shaped in plan and is 2,950 square feet. The building is clad in board-and-batten siding and terminates in a cross-hipped roof sheathed in asphalt shingles. A lower, hipped roof garage wing is located at the northwest end of the house and contains an overhead door on the south face. The main entry is tucked between the juncture of the intersecting wings and is sheltered by the roof overhang.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 420111

Location



Address: 16218 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740100030
Plat/Block/Lot: SHERIDAN HEIGHTS ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15, SEATTLE NORTH Quadrangle, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1952	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 420111

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00127, , Assessors Data Project: King County J	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 420111

Photos



16218 39th Avenue NE, view southeast.jpg



16218 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 420111

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740100030

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16218 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1952 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 420111

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - T 1-11
Roof Type	Hip
Roof Material	Wood - Shake
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 420111

Significance narrative:**Integrity**

From its period of construction (1952), the residence at 16218 39th Avenue NE retains integrity of location, setting, feeling, and association, as it remains on its original parcel and continues to serve as a residence. Replacement siding and windows have diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 16218 39th Avenue NE was built in 1952 during a period of postwar development of Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of the Ranch house plan with cross-hipped roof and few other character-defining features from the historic period. This building is not a distinctive example of its type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16218 39th Avenue NE is not eligible for listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

The rectangular, single-story Ranch house at 16218 39th Avenue NE was constructed in 1952, according to the King County Assessor (King County Assessor 2020). Atop a finished basement, the building includes a total of 3,050 square feet of living space. It faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). The building sits on a poured-concrete foundation, is clad in T1-11, and is topped by a hipped shake roof. The building is partially screened by mature foliage but includes a single car garage on the north end and vinyl-framed sliding and fixed windows that flank the central entry, which is recessed and approached by a shallow stair covered in red clay tiles. The building is partially screened by mature foliage, but aerial photos show that it includes an internal chimney and a full-width deck on the rear elevation, as well as a landscaped back yard.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 328963

Location



Address: 16144 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500445
Plat/Block/Lot: SHERIDAN BEACH ADD 26 LESS SLY 5 FT IN WIDTH & S 1
Geographic Areas: King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1961	<input checked="" type="checkbox"/>
Remodel	2004	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 328963

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00109, , Assessors Data Project: King County D	7/12/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 328963

Photos



16144 Bothell Way NE, view northeast.jpg



16144 Bothell Way NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 328963

Inventory Details - 7/12/2011

Common name:

Date recorded: 7/12/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500445

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16144 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1961 and is a single family dwelling. Also according to the county assessor, the structure was remodeled in 2004. The building has a single-family form.



Historic Property Report

Resource Name: Residence

Property ID: 328963

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Stucco
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition
Roof Material	Metal - Standing Seam
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 328963

Significance narrative:**Integrity**

From its period of construction (1961), the residence at 16144 Bothell Way NE retains integrity of location, as it remains on its original parcel. However, it no longer retains its integrity of design, materials, workmanship, setting, feeling, or association due to extensive alterations when the house was renovated in 2004, which modified its original massing, materials, and fenestration (King County Assessor 2020).

Evaluation

The residence at 16144 Bothell Way NE was constructed in 1961 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a greatly altered residence with few character-defining features from the historic period. This building is not a distinctive example of a particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C).

Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and an irretrievable loss of integrity, HRA recommends that 16144 Bothell Way NE is not eligible for listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

Built in 1961, according to the King County Assessor, the residence fronting west at 16144 Bothell Way NE is a one-story house set back on the site (King County Assessor 2020). It is screened by a stucco wall and gated entry that leads to a paved driveway along the front (west) side. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east and much of the residence is oriented towards it. The building is 4,680 square feet, sits on a poured-concrete foundation, is clad in stucco, and terminates in a flat roof. A large stucco chimney is positioned near the midsection of the roof, along with a dramatic clerestory projection with a curved, standing-seam metal roof. The facade features a recessed entry near the midsection with double garage bays at the south end. The rear and side elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

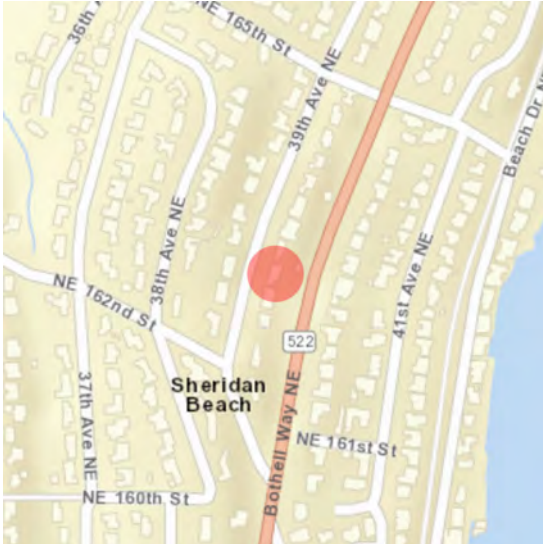


Historic Property Report

Resource Name: Residence

Property ID: 294024

Location



Address: 16226 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740100035
Plat/Block/Lot: SHERIDAN HEIGHTS ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1953	<input checked="" type="checkbox"/>
Remodel	2009	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture



Historic Property Report

Resource Name: Residence

Property ID: 294024

Architect/Engineer:

Category	Name or Company
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Thematics:**Local Registers and Districts**

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00108, , Assessors Data Project: King County A	7/5/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 294024

Photos



16226 39th Avenue NE, view southeast.jpg



16226 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 294024

Inventory Details - 7/5/2011

Common name:

Date recorded: 7/5/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740100035

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16226 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1953 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 294024

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Foundation	Concrete - Poured
Cladding	Fiber Cement Board
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 294024

Significance narrative:**Integrity**

From its period of construction (1953), the residence at 16226 39th Avenue NE retains integrity of location, setting, and association, as it remains on its original parcel and continues to serve as a residence. Alterations including a renovated entry, replacement siding, replacement windows, and added skylight have diminished its integrity of design, materials, feeling, and workmanship.

Evaluation

The residence at 16226 39th Avenue NE was constructed in 1953 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a Ranch house, a ubiquitous residential type, with few character-defining features from the historic period. This building is not a distinctive example of its particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and an irretrievable loss of integrity, HRA recommends that 16226 39th Avenue NE is not eligible for listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

The single-story Ranch house at 16226 39th Avenue NE was constructed in 1953 and remodeled in 2009, according to the King County Assessor (King County Assessor 2020). The irregularly shaped building faces west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). Above a full-sized daylight basement, the building includes 2,650 square feet of living space. The building sits on a poured-concrete foundation, is clad in fiber cement boards, and is topped by a cross-gabled roof covered in asphalt shingles. The building includes an attached garage on the south end and a gabled projection over the central entry. The house sits slightly below grade and is approached by a descending stair with wood rail. The entry door is flanked to the north by a half-height sideline and topped by a wide transom. North and south of the entry are sliding vinyl-framed windows with decorative, non-operable shutters. The roof, with moderate eaves, includes shingles in the gables and multiple skylights on the north slope.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

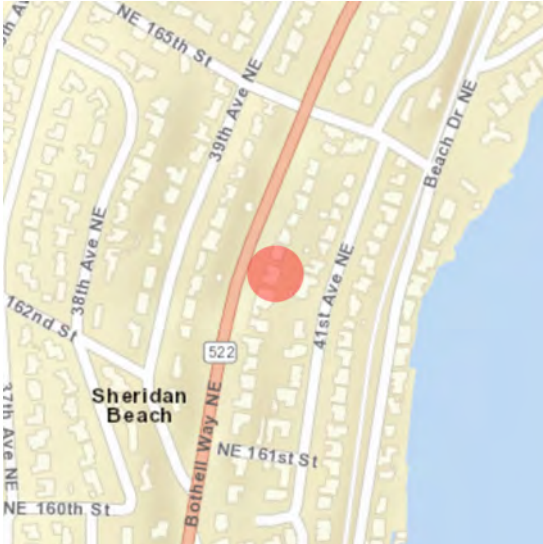


Historic Property Report

Resource Name: Residence

Property ID: 722808

Location



Address: 16154 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1955	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722808

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	

Photos



16154 Bothell Way NE, view northeast.jpg



16154 Bothell Way NE, courtesy of Zillow.com, ca. 2011.jpg



16154 Bothell Way NE, undated, courtesy of the King County Assessor, view northeast.jpg



16154 Bothell Way NE, courtesy of Zillow.com, ca. 2011_2.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722808

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	U-Shape
Cladding	Brick
Roof Type	Hip - Cross Hipped
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Raised Ranch
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion

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

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



Historic Property Report

Resource Name: Residence

Property ID: 722808

Significance narrative:**Integrity**

From its period of construction (1955), the residence at 16154 Bothell Way NE retains integrity of location, setting, and association, as it remains a single-family residence on its original site. Based on limited visibility, it was not possible to determine the extent of alterations, although online photographs suggest it retained, as late as 2011, integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 16154 Bothell Way NE was built in 1955 during a period of postwar development of Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of a transitional raised Ranch house, featuring a U-shaped plan and horizontal emphasis, along with brick veneer and glass block. The building is a good example of its type, period and method of construction, although it is not known to be the work of a master and does not possess high artistic values. The building could contribute to a locally significant historic district of mid-twentieth century residential architecture, were such a district present (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Although the building at 16154 Bothell Way NE does not possess sufficient significance to be eligible for individual listing in the NRHP, HRA recommends that 16154 Bothell Way NE could contribute to a locally significant historic district under NRHP Criterion C as a representative example of a transitional raised Ranch house from the mid-twentieth century. HRA assumes the boundary of the potential district would conform to midcentury development patterns in the City of Lake Forest Park.

Physical description:

Built in 1955, according to the King County Assessor, the single-family dwelling at 16154 Bothell Way NE fronts west toward Bothell Way NE (King County Assessor 2020). Set back on the site, it is screened by a tall wood fence and gated entry along the west side. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east and much of the residence is oriented towards it. All that is visible from the ROW is the hipped roof massing. According to the tax assessor's records, the building has a U-shaped plan, is 3,250 square feet, is clad in brick veneer, and is topped by cross-hipped roofs sheathed in asphalt shingles. The house is one story in height above a daylight basement on the rear (east) side. The main entry is positioned on the main north-south wing and is sheltered by the roof overhang. The entry is framed by glass block sidelights. An attached garage is located at the south end of the facade.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

Historic Property Report

Resource Name: Residence

Property ID: 465702

Location



Address: 16234 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740100040
Plat/Block/Lot: SHERIDAN HEIGHTS ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, King County, T26R04E15, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1941	<input checked="" type="checkbox"/>
Addition	2005	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture



Historic Property Report

Resource Name: Residence

Property ID: 465702

Architect/Engineer:

Category	Name or Company
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Thematics:**Local Registers and Districts**

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00136, , Assessors Data Project: King County M	7/10/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 465702

Photos



16234 39th Avenue NE, view east.jpg



16234 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 465702

Inventory Details - 7/10/2011

Common name:

Date recorded: 7/10/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740100040

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16234 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1941 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 465702

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - Shingle
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 465702

Significance narrative:**Integrity**

From its period of construction (1941), the residence at 16234 39th Avenue NE retains integrity of location, setting, feeling, and association, as it remains on its original parcel and continues to serve as a residence. An addition, added garage, added skylight, and replacement windows have diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 16234 39th Avenue NE was constructed in 1941 ahead of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A).

Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of an early Ranch house with the typical rectangular plan but few character-defining features from the historic period. This building is not a distinctive example of its particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and an irretrievable loss of integrity, HRA recommends that 16234 39th Avenue NE is not eligible for listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

The single-story residence at 16234 39th Avenue NE was constructed in 1941 and enlarged ca. 2005 with a small addition linked to a new attached garage (King County Assessor 2020). The building sits atop a daylight basement and includes a total of 1,900 square feet of living space. The building faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). The building sits on a poured-concrete foundation, is clad in unpainted wood shingles, and is topped by an asphalt shingle, side-gabled roof with a projecting front-facing gable over the single car garage on the south end. The building is partially screened by mature foliage, but aerial photographs show the building includes partially hardscaped terraces and patios in the front and back yards. The building's facade features a secondary entry door added north of the attached garage, while the primary entry is centrally located on the facade and includes a wood door with eight lights flanked to the south by a full-height sidelight. A bay window is found north of the entry. Additional windows are vinyl-framed one-over-one windows. An added skylight is located on the west facing slope of the roof.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 288058

Location



Address: 16244 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740100045
Plat/Block/Lot: SHERIDAN HEIGHTS ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1949	<input checked="" type="checkbox"/>
Remodel	2013	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 288058

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00108, , Assessors Data Project: King County A	7/4/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 288058

Photos



16244 39th Avenue NE, view southeast.jpg



16244 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 288058

Inventory Details - 7/4/2011

Common name:

Date recorded: 7/4/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740100045

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16244 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1949 and is a single family dwelling. Also according to the county assessor, the structure was remodeled in 2007



Historic Property Report

Resource Name: Residence

Property ID: 288058

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Foundation	Concrete - Poured
Cladding	Fiber Cement Board
Roof Type	Varied Roof Lines
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 288058

Significance narrative:**Integrity**

From its period of construction (1941), the residence at 16244 39th Avenue NE retains integrity of location, setting, and association, as it remains on its original parcel and continues to serve as a residence. Replacement windows and siding, an added, altered entry, additional square footage, and added dormers have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 16244 39th Avenue NE was constructed in 1941 ahead of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A).

Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of an early Ranch house with multiple alterations that have given the building a post-modern facade. Few character-defining features, apart from the early plan, which has been enlarged, appear to date from the historic period. This building is not a distinctive example of a particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and an irretrievable loss of integrity, HRA recommends that 16244 39th Avenue NE is not eligible for listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

The single-family residence at 16244 39th Avenue NE was constructed in 1949 and remodeled in 2013, according to the King County Assessor (King County Assessor 2020). The building is irregular in plan, atop a daylight basement, and faces west toward 39th Avenue NE, with Bothell Way NE and Lake Washington to the rear (east). It includes a partial second story and full-sized basement for a total of 4,630 square feet. The building sits on a poured-concrete foundation, is clad in fiber cement boards, and is topped by an irregular roof with crossing and projecting gables and shed roofs covered in asphalt shingles. The building's facade features a much-altered recessed entry clad in brick with wood door and sidelights under a tall, multi-light transom topped by a soaring shed-style awning. Visible windows and dormers on the facade include vinyl-framed sliding and fixed windows. The west-facing roofline includes an interior chimney near a projecting garage with an entry on the north elevation. Aerial photographs show that the rear elevation includes east-facing decks.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 332203

Location



Address: 16242 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500460
Plat/Block/Lot: SHERIDAN BEACH ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1952	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 332203

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00109, , Assessors Data Project: King County D	7/12/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	

Photos



16242 Bothell Way NE, view east.jpg



16242 Bothell Way NE, view northeast.jpg



16242 Bothell Way NE, courtesy of the King County Assessor, view southeast.jpg



16242 Bothell Way NE, courtesy of the King County Assessor, view east.jpg



Historic Property Report

Resource Name: Residence

Property ID: 332203

Inventory Details - 7/12/2011

Common name:

Date recorded: 7/12/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500460

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16242 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1952 and is a single family dwelling. The building has a single-family form with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 332203

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Brick
Cladding	Wood - Vertical Boards
Roof Type	Hip
Roof Material	Clay Tile
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Raised Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion

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

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



Historic Property Report

Resource Name: Residence

Property ID: 332203

Significance narrative:**Integrity**

From its period of construction (1952), the residence at 16242 Bothell Way NE retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original site. Minimal alterations including reroofing have slightly diminished the building's integrity of design, materials, and workmanship.

Evaluation

The residence at 16242 Bothell Way NE was constructed in 1952 during a period of postwar development in Lake Forest Park. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a transitional example of an early raised Ranch house, featuring a hipped roof, attached garage, and some decorative details of the era, including glass block. The building is not individually significant as a distinctive example of a particular type, period, or method of construction. It is not the work of a master and does not possess high artistic values. The building could contribute to a locally significant historic district of mid-twentieth century residential architecture, were such a district present (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

HRA recommends that 16154 Bothell Way NE does not possess sufficient significance and integrity to be eligible for individual listing in the NRHP or WHR under any criteria.

However, it could contribute to a locally significant historic district under NRHP Criterion C as a representative example of a transitional Ranch house, were such a district present.

Physical description:

Built in 1952, according to the King County Assessor, the residence at 16242 Bothell Way NE is a one-story house fronting west toward Bothell Way NE and set back on a sloped site (King County Assessor 2020). A wood fence and large gate extends across the west side of the parcel, largely obscuring the house from view. A concrete driveway is located at the north end that leads to an incorporated garage bay. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east and much of the residence is oriented towards it. The building is one story in height above a daylight basement on the rear (east) side. The rectangular building is 2,260 square feet, sits on a poured-concrete foundation, is clad in brick veneer and vertical wood siding, and is topped by a broad hipped roof sheathed in clay tiles. The facade features an off-center entry that is sheltered by the roof overhang and flanked by glass-block picture windows on the north and south sides. The north end of the facade projects slightly to incorporate a garage bay with an overhead door. The north, south, and rear elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722809

Location



Address: 16252 39th Ave NE, Seattle, Washington, 98155

Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1954	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722809

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	

Photos



16252 39th Avenue NE, view northeast.jpg



16252 39th Avenue NE, view north.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722809

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Stone
Roof Type	Hip - Cross Hipped
Roof Material	Wood - Shake
Form Type	Single Dwelling - Ranch
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722809

Significance narrative:**Integrity**

From its period of construction (1954), the residence at 16252 39th Avenue NE retains integrity of location, setting, feeling, and association, as it remains on its original parcel and continues to serve as a residence. However, variations between the facade and secondary elevations suggest the building has been partially resided, which may diminish its integrity of design, materials, and workmanship.

Evaluation

The residence at 16252 39th Avenue NE was constructed in 1954 during a period of postwar development in Lake Forest Park. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of the ubiquitous Ranch style residence with the typical rectangular plan and aluminum windows. It does not include other distinctive features of the type. The building is not significant as a distinctive example of a particular type, period, or method of construction. It is not the work of a master and does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on lack of significance, HRA recommends that 16252 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria.

Physical description:

The single-family Ranch style residence at 16252 39th Avenue NE was constructed in 1954, according to the King County Assessor (King County Assessor 2020). It sits on a full-sized daylight basement and includes a total of 3,690 square feet of living space. The building has an L-shaped plan and faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). The building sits on a poured-concrete foundation, is clad in stone veneer, and is topped by a cross-hipped shake roof. The building's facade includes a recessed entry with a door and large, full-height sidelight. Additional windows include two three-part, aluminum-framed windows north of the entry. The facade also includes stone planter boxes south of the entry. The secondary south elevation also includes aluminum windows in a combination of fixed and sliding, or casement types, but is sided with wood sheet atop lapped wood boards. It includes a secondary entry door with stair and wrought-iron railing. Aerial photos show that the front and back yards include hardscaped patios and terracing, and that the upper floor includes a partial wood balcony with stair.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

Historic Property Report

Resource Name: Residence

Property ID: 382156

Location



Address: 16248 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500465
Plat/Block/Lot: SHERIDAN BEACH ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1958	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 382156

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00113, , Assessors Data Project: King County C	7/12/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 382156

Photos



16248 Bothell Way NE, view southeast.jpg



16248 Bothell Way NE, view southeast_2.jpg



Historic Property Report

Resource Name: Residence

Property ID: 382156

Inventory Details - 7/12/2011

Common name:

Date recorded: 7/12/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500465

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16248 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1958 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 382156

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Brick
Cladding	Wood - Clapboard
Roof Type	Gable - Cross
Form Type	Single Dwelling - Raised Ranch
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 382156

Significance narrative:**Integrity**

From its period of construction (1958), the residence at 16248 Bothell Way NE retains integrity of location, setting, and association, as it remains a single-family residence on its original site. Alterations including window replacements have slightly diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 16248 Bothell Way NE was constructed in 1958 during a period of postwar development in Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with any associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a raised Ranch house, a common housing type with few character-defining features from the historic period apart from its massing. The building is not a distinctive example of a type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16248 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1958, according to the King County Assessor, the residence at 16248 Bothell Way NE fronting west toward Bothell Way NE is set back on a sloped site, with a wood fence along the west side (King County Assessor 2020). A concrete driveway is located at the north end of the parcel. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east and much of the residence is oriented towards it. The building is one story in height above a daylight basement on the rear (west) side. The L-shaped building is 2,270 square feet, sits on a poured-concrete foundation, is clad in a mix of brick veneer and clapboard, and is topped by a cross-gabled roof. The entry is tucked into the L-shaped juncture and covered by the roof overhang. To the north of the entry is a fixed window and incorporated garage bay with an overhead door. Two sliding-track, vinyl-framed windows are positioned on the south gable wing. There are no openings on the north elevation. A brick chimney projects from the building's southeast end. The rear and south elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

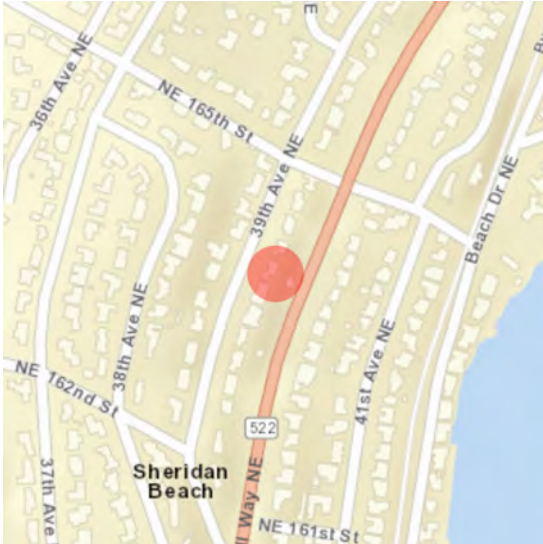


Historic Property Report

Resource Name: Residence

Property ID: 476980

Location



Address: 16266 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740100055
Plat/Block/Lot: SHERIDAN HEIGHTS ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1941	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 476980

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00137, , Assessors Data Project: King County N	7/12/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 476980

Photos



16266 39th Avenue NE, view southeast.jpg



16266 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 476980

Inventory Details - 7/12/2011

Common name:

Date recorded: 7/12/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740100055

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16266 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1941 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 476980

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Brick
Cladding	Wood
Roof Type	Gable - Gable-on-Hip
Roof Material	Clay Tile
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 476980

Significance narrative:**Integrity**

From its period of construction (1941), the residence at 16266 39th Avenue NE retains integrity of location, setting, design, materials, workmanship, feeling, and association, as it appears relatively unaltered.

Evaluation

The residence at 16266 39th Avenue NE was constructed in 1941, ahead of a period of postwar development in Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with any associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is vernacular in style, with some elements of the transitional Ranch house, evident in its plan, along with other elements of the Minimal Traditional and World War II Era Cottages popular during the 1940s, including its horizontally divided window and lack of eaves, and elements of additional revivals, evident in its hipped, clay tile roof and arched vents. The building is not a distinctive example of any particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance, HRA recommends that 16266 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The single-family residence at 16266 39th Avenue NE, a transitional Ranch house, was constructed in 1941, according to the King County Assessor (King County Assessor 2020). The building, one story above a full-sized basement, includes a total of 2,370 square feet of living space. It faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). The building sits on a poured-concrete foundation, is clad in running bond brick veneer with lapped boards in the gables, and is topped by a hipped roof with gabled projections covered in red clay tiles. The building's irregular plan includes a wide facade with off-center entry including a single door flanked by multi-light, glass block sidelights. An additional fixed window is fixed and wood framed, with divided lights. At the south end of the facade is a recessed secondary entry with a door from the main house to a covered stoop and an additional door from the stoop to the projecting garage. On the northern projection is a single wood-framed window divided horizontally, a feature typically found, along with minimal eaves, on Minimal Traditional houses and World War II Era cottages of the 1940s. Arched vents are found under the gables. The building includes an internal chimney. Aerial photos show a partial patio on the rear.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 348856

Location



Address: 16252 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500470
Plat/Block/Lot: SHERIDAN BEACH ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1948	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 348856

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00112, , Assessors Data Project: King County B	7/1/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 348856

Photos



16252 Bothell Way NE, view northeast.jpg



16252 Bothell Way NE, view east.jpg



Historic Property Report

Resource Name: Residence

Property ID: 348856

Inventory Details - 7/1/2011

Common name:

Date recorded: 7/1/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500470

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16252 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1948 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 348856

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Balloon Frame
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Brick
Roof Type	Hip - Cross Hipped
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 348856

Significance narrative:**Integrity**

From its period of construction (1948), the residence at 16252 Bothell Way NE retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original site. The building's integrity of design, materials, and workmanship have been diminished by alterations to the window materials and converted garage.

Evaluation

The residence at 16252 Bothell Way NE was built in 1948 during a period of postwar development of Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A).

Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an early (or Transitional) Ranch house, characterized by its horizontal volume and low-pitched, cross-hipped roof, without its original garage. The building is not a distinctive example of a type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16252 Bothell Way NE is not eligible for listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

Built in 1948, according to the King County Assessor, the single-family residence fronting west at 16252 Bothell Way NE is a one-story, wood-framed house (King County Assessor 2020). It is set back on a sloped site, with a wood fence and mature cedars along the parcel's west side. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east and much of the residence is oriented towards it. The building is one story in height with a daylight basement on the rear (east) side. The L-shaped building is 2,320 square feet, sits on a poured-concrete foundation, is clad in brick veneer, and is topped by a steep-pitched, cross-hipped roof. The west-facing facade features an off-center entry framed by a single sidelight. A sliding-track window flanks the entry on the north side. A hipped-roof wing is located at the south end. It contains a brick-infilled garage opening on the west end. An interior brick chimney projects from the main north-south roof ridgeline. The south elevation has two sliding-track windows with a smaller fixed window in between. The north and rear elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 280347

Location



Address: 16274 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740100060
Plat/Block/Lot: SHERIDAN HEIGHTS ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1939	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 280347

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00108, , Assessors Data Project: King County A	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 280347

Photos



16274 39th Avenue NE, view southeast.jpg



16274 39th Avenue NE, view east.jpg



Historic Property Report

Resource Name: Residence

Property ID: 280347

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740100060

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16274 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1939 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 280347

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	U-Shape
Foundation	Concrete - Poured
Structural System	Wood - Balloon Frame
Cladding	Wood
Cladding	Wood - Vertical Boards
Roof Type	Hip - Hip-on-Gable
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 280347

Significance narrative:**Integrity**

From its period of construction (1939), the residence at 16274 39th Avenue NE retains integrity of location, setting, design, materials, workmanship, feeling, and association, as it remains relatively unaltered.

Evaluation

The residence at 16274 39th Avenue NE was constructed in 1939, ahead of a period of postwar development in Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with any associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is vernacular in style, with some elements of the transitional Ranch house, evident in its plan, along with other elements of the Minimal Traditional, Garrison and Regency Revivals, and World War II Era Cottages popular during the 1940s, including its horizontally divided windows, mix of materials on the facade, hipped roof, and lack of eaves. The building is not a distinctive example of any particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance, HRA recommends that 16274 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The single-story residence at 16274 39th Avenue NE was constructed in 1939, according to the King County Assessor (King County Assessor 2020). The building includes a partial daylight basement and has 1,650 square feet of living space. The C-shaped building faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington located to the rear (east). It sits on a poured-concrete foundation, is clad in bands of horizontal boards topped by vertical boards with additional horizontal boards in the gables. The building is topped by a hipped roof with gabled projections covered in asphalt shingles. The building's facade features an off-center, recessed entry with a clay tile stoop and a door flanked north and south by glass block sidelights. Two visible windows on the facade include operable, two-over-two, wood-framed windows with horizontally divided sashes—a window type common to the era. These examples include decorative non-operable shutters. Projecting gables include rectangular vents. The house includes an internal chimney. Secondary elevations are minimally visible, but aerial photos show that the house includes a partial patio to the rear. It is nearly identical in plan to its neighbor to the west (16266 39th Avenue NE).

Bibliography:

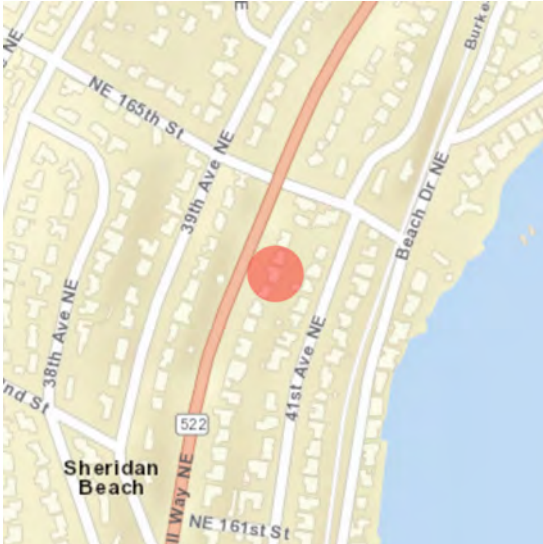
King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

Historic Property Report

Resource Name: Residence

Property ID: 476526

Location



Address: 16260 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500475
Plat/Block/Lot: SHERIDAN BEACH ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1958	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 476526

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00137, , Assessors Data Project: King County N	7/12/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 476526

Photos



16260 Bothell Way NE, view southeast.jpg



16260 Bothell Way NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 476526

Inventory Details - 7/12/2011

Common name:

Date recorded: 7/12/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500475

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16260 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1958 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 476526

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Balloon Frame
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Raised Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 476526

Significance narrative:**Integrity**

From its period of construction (1958), the residence at 16260 Bothell Way NE retains integrity of location, setting, and association, as it remains a single-family residence on its original site. The building's integrity of design, materials, workmanship, and feeling are diminished by alterations including window replacement and alterations to fenestration, as well as an enclosed carport.

Evaluation

The residence at 16260 Bothell Way NE was constructed in 1958 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a raised Ranch house, characterized by its massing and horizontal emphasis. Alterations have removed or altered significant historic-period features, and the building is not a distinctive example of a type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16260 Bothell Way NE is not eligible for individual listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

Built in 1958, according to the King County Assessor, the residence at 16260 Bothell Way NE is a one-story, wood-framed house fronting west on Bothell Way NE (King County Assessor 2020). It is set back on a sloped site, with a tall wood fence and hedges along the west side. Mature trees screen the building along the north and east sides. A concrete driveway at the north end leads to an attached garage bay. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east and much of the residence is oriented towards it. It is one story in height with a daylight basement on the rear (east) side. The building is L-shaped in plan, consisting of the main north–south wing and an attached, intersecting gable garage wing. It is 2,820 square feet, sits on a poured-concrete foundation, is clad in clapboards, and is topped by a cross-gabled roof clad in asphalt shingles. The entry is tucked into the L-shaped juncture of the two wings and is sheltered by the roof overhang. Two sliding-track, vinyl-framed windows flank the entry on the south side. The north side has an attached front-gabled garage wing with a large overhead door. The north elevation has a door and newer vinyl-framed windows at the basement and first-floor levels. A stone veneer chimney is positioned on the main roof ridgeline. The south and rear elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722810

Location



Address: 16276 39th Ave NE, Seattle, Washington, 98155

Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1949	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722810

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722810

Photos



16276 39th Avenue NE, view southeast.jpg



16276 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722810

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Brick - Roman
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722810

Significance narrative:**Integrity**

From its period of construction (1949), the residence at 16276 39th Avenue NE retains integrity of location, setting, feeling, and association, as it remains on its original parcel and continues to serve as a residence. Alterations including replacement doors and replacement windows have diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 16276 39th Avenue NE was constructed in 1949 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a transitional Ranch house, characterized by its massing, but includes few other character-defining features from the historic period, apart from its cladding. The building is not a distinctive example of its particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16276 39th Avenue NE is not eligible for individual listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

The single-story residence at 16276 39th Avenue NE was constructed in 1949, according to the King County Assessor (King County Assessor 2020). It sits atop a partially finished basement for a total of 1,400 square feet of living space. The generally rectangular building faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). The building sits on a poured-concrete foundation, is clad in Roman brick and is topped by a hipped roof covered in asphalt shingles. The building's primary entry is recessed on the building's south corner and partially obscured by mature foliage. A small recessed stoop is covered in red clay tiles. Visible windows are vinyl sliders. On the north end, the garage projection includes a secondary entry door and a small brick planter box. The building includes a large internal chimney. Aerial photos show that the building includes a small balcony with exterior stair on the rear.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 401629

Location



Address: 16280 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500485
Plat/Block/Lot: SHERIDAN BEACH ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1950	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 401629

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00118, , Assessors Data Project: King County F	7/5/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 401629

Photos



16280 Bothell Way NE, view northeast.jpg



16280 Bothell Way NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 401629

Inventory Details - 7/5/2011

Common name:

Date recorded: 7/5/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500485

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16280 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1950 and is a single family dwelling. The form of the building is single-family with a basement garage.



Historic Property Report

Resource Name: Residence

Property ID: 401629

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	U-Shape
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Hip - Cross Hipped
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 401629

Significance narrative:**Integrity**

From its period of construction (1950), the residence at 16280 Bothell Way NE retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original site. The building's integrity of design, materials, and workmanship have been diminished by prominent window replacements.

Evaluation

The residence at 16280 Bothell Way NE was constructed in 1950 during a period of postwar development of Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an early (or Transitional) Ranch house, characterized by its horizontal volume, U-shaped configuration, and low-pitched, gable roof. Alterations have removed historic fabric, and the building is not a distinctive example of a type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C).

Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16280 Bothell Way NE is not eligible for listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

Built in 1950, according to the King County Assessor, the single-family dwelling at 16280 Bothell Way NE is a one-story house set back on a sloped site and surrounded by mature trees (King County Assessor 2020). A sloped, concrete driveway leads to an attached basement garage at the south end of the building. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. Lake Washington is located to the east and much of the residence is oriented towards it. The U-shaped building is one story in height above a daylight basement on the rear (east) side. The building is 2,520 square feet, sits on a poured-concrete foundation, is clad in clapboards and vertical wood siding, and is topped by a cross-hipped roof clad in asphalt shingles. An entry is tucked into the juncture between main north–south portion and north wing. Narrow, horizontal and vertical fixed windows flank the entry on the south side. Both gable wings contain sliding-track, vinyl-framed corner windows. The north, south, and rear elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor

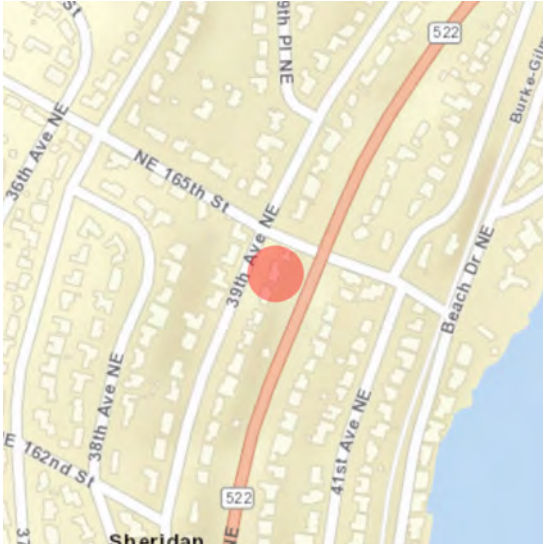
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

Historic Property Report

Resource Name: Residence

Property ID: 722811

Location



Address: 16280 39th Ave NE, Seattle, Washington, 98155

Geographic Areas: SEATTLE NORTH Quadrangle, King County, T26R04E15

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1950	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722811

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722811

Photos



16280 39th Avenue NE, view southeast.jpg



16280 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722811

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Brick - Roman
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722811

Significance narrative:**Integrity**

From its period of construction (1950), the residence at 16280 39th Avenue NE retains integrity of location, setting, feeling, and association, as it remains on its original parcel and continues to serve as a residence. Alterations including window replacement have diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 16280 39th Avenue NE was constructed in 1950 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a transitional Ranch house, characterized by its massing, but includes few other character-defining features from the historic period, apart from its cladding. The building is not a distinctive example of its particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that 16280 39th Avenue NE is not eligible for individual listing in the NRHP/WHR under any criteria (Criteria A–D).

Physical description:

The single-story residence at 16280 39th Avenue NE was constructed in 1950, according to the King County Assessor (King County Assessor 2020). The generally rectangular building includes a partial basement for a total of 1,700 square feet of living space. The building faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear. The building sits on a poured-concrete foundation, is clad in Roman brick, and topped by a hipped roof covered in asphalt shingles. The building includes a two-car garage on the north end, and its central entry is recessed and accessed by a shallow stair with wrought iron railing. Visible windows located north and south of the entry and on secondary elevations are vinyl-framed sliding windows. The building includes an exterior chimney on its south elevation. Aerial photos show that the building includes small balcony with exterior stair off the southeast corner.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722812

Location



Address: 4005 NE 165th St, Seattle, Washington, 98155

Geographic Areas: King County, T26R04E15, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1954	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722812

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722812

Photos



4005 NE 165th Street, view southwest.jpg



4005 NE 165th Street, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722812

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Brick
Cladding	Wood - Vertical Boards
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722812

Significance narrative:**Integrity**

From its period of construction (1954), the residence at 4005 NE 165th Street retains integrity of location, setting, and association, as it remains a single-family residence on its original parcel in the Sheridan Beach neighborhood. The building's integrity of design, materials, workmanship, and feeling have been diminished by alterations to the entry and window replacements.

Evaluation

The residence at 4005 NE 165th Street was built in 1954 during a period of mid-twentieth century development in the Sheridan Beach neighborhood but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Ranch home, characterized by its broad horizontal plan, shallow roof, recessed entry, and horizontal emphasis. This example has been altered and lacks original windows and original entry details. It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends 4005 NE 165th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1954, according to the King County Assessor, the residence facing northeast at 4005 NE 165th Street is a one-story house on a sloped corner parcel (King County Assessor 2020). A tall hedge along the north and west screens the house from Bothell Way. Lake Washington and the Burke-Gilman Trail are located to the east. The 1,400-square-foot building is rectangular in plan, with a slightly projecting central gable. The building rests on a poured-concrete foundation, is clad in brick veneer and vertical wood siding, and is topped by a cross-gabled roof. The facade features a front-facing gable supported by a single column at the recessed, central entry. Fenestration includes paired, vinyl-framed windows (recessed entry), a corner picture window (northeast), and smaller sliding-track windows (west). An attached garage is located at the east side, set back from the primary facade. The garage has a paneled overhead door and terminates in a telescoped side-gabled roof. An interior brick chimney is positioned on the main roof ridge line. The east elevation has a pair of windows centered on the facade. The rear and west elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722813

Location



Address: 16294 39th Ave NE, Seattle, Washington, 98155

Geographic Areas: SEATTLE NORTH Quadrangle, T26R04E10, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1947	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722813

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722813

Photos



16294 39th Avenue NE, view east.jpg



16294 39th Avenue NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722813

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	H-Shape
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Brick
Roof Type	Hip - Cross Hipped
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722813

Significance narrative:**Integrity**

From its period of construction (1947), the residence at 16294 39th Avenue NE retains integrity of location, setting, feeling, and association, as it remains on its original parcel and continues to serve as a residence. Window replacement has diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 16294 39th Avenue NE was built in 1947 during a period of mid-twentieth century development in the Sheridan Beach neighborhood but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is vernacular in style, with some elements of the transitional Ranch house, evident in its wide facade and picture window, along with other elements of the Minimal Traditional, Garrison or Regency Revivals, evident in its lack of eaves and shallow hipped roof. The building is not a distinctive example of any particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends 16294 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The single-story residence at 16294 39th Avenue NE was constructed in 1947, according to the King County Assessor (King County Assessor 2020). The building faces generally west toward 39th Avenue NE with the intersection with NE 165th Street to the north. To the rear of the residence is Bothell Way NE and Lake Washington. The building is H-shaped in plan and sits atop a partial basement for a total of 1,789 square feet. The building is constructed on a poured-concrete foundation, is clad in painted, running-bond brick, and is topped by a shallow cross-hipped roof with no eaves covered in asphalt shingles. The building's facade includes a recessed central mass between the projecting garage on the north and a second, shallower projection on the south. A sun screen is located above the courtyard between the two projections, and the building's main entry is located on the garage wing under the sun screen. Visible windows include vinyl-framed replacements on the facade and secondary elevations, along with a single glass-block window on the garage projection and a picture window on the central mass. Aerial photos show that a terrace or deck is located between two projections on the rear.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 413094

Location



Address: 16502 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740500040
Plat/Block/Lot: SHERIDAN HEIGHTS # 2
Geographic Areas: King County, SEATTLE NORTH Quadrangle, King County, SEATTLE NORTH Quadrangle, T26R04E10

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1953	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 413094

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00127, , Assessors Data Project: King County J	7/1/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 413094

Photos



16502 39th Avenue NE, view northeast.jpg



16502 39th Avenue NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 413094

Inventory Details - 7/1/2011

Common name:

Date recorded: 7/1/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740500040

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16502 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1953 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 413094

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	U-Shape
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Wood - Vertical Boards
Cladding	Wood - Clapboard
Roof Type	Gable - Cross
Roof Material	Wood - Shingle
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 413094

Significance narrative:**Integrity**

From its period of construction (1953), the residence at 16502 39th Avenue NE retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original parcel in the Sheridan Beach Terrace neighborhood. Alterations including vinyl-framed window replacements have diminished its building's integrity of design, materials, and workmanship.

Evaluation

The residence at 16502 39th Avenue NE dates to 1953, during a period of residential development in the Sheridan Beach Terrace neighborhood. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a relatively intact example of a Ranch home, the building is characterized by its low-slung massing, single-story height, U-shaped configuration, and mix of exterior siding. This building is a modest example of a common suburban form and is not a distinctive example of a type, period, or method of construction. It does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D). Based on a lack of significance and integrity, HRA recommends 16502 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria.

Physical description:

Built in 1953, according to the King County Assessor, the residence at 16502 39th Avenue NE is a one-story house facing west toward 39th Avenue NE, at the northeast corner of NE 165th Street and 39th Avenue (King County Assessor 2020). Lake Washington and the Burke-Gilman Trail are located to the east. The 1,560-square-foot building occupies a U-shape footprint with flanking hip-on-gable wings. It sits on a poured-concrete foundation, is clad in clapboards and vertical wood siding, and is topped by a cross-gabled roof sheathed in wood shingles. The facade features an off-center entry on the main block, near the juncture with the south wing. To the north of the entry is a vinyl-framed picture window and bay window. A sliding-track, vinyl-framed window is centered on the south gable wing. The windows are framed by louvered shutters. Both wings feature diagonal wood siding on the front-facing gables. The north garage wing has a paneled metal overhead door on the west face. The side and rear elevations are not visible from the ROW. The rear (east) yard is enclosed by a wood fence and screened by mature trees and shrubs.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 455798

Location



Address: 16516 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500160
Plat/Block/Lot: SHERIDAN BEACH ADD POR W OF LN FR SW COR OF 14 TO
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E10

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1952	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 455798

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00133, , Assessors Data Project: King County L	7/8/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 455798

Photos



16516 Bothell Way NE, view southeast.jpg



16516 Bothell Way NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 455798

Inventory Details - 7/8/2011

Common name:

Date recorded: 7/8/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500160

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16516 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1952 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 455798

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 455798

Significance narrative:**Integrity**

From its period of construction (1952), the residence at 16516 Bothell Way NE retains integrity of location, setting, and association, as it remains a single-family residence on its original site. The building's integrity of design, materials, workmanship, and feeling have been diminished by window replacement and a garage conversion.

Evaluation

The residence at 16516 Bothell Way NE was constructed in 1952 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an early (or Transitional) Ranch house, characterized by its horizontal volume and low-pitched gable roof. Alterations have obscured the building's historic character, and the building is not a distinctive example of a type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 16516 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1952, according to the King County Assessor, the single-family residence at 16516 Bothell Way NE is a one-story house fronting west toward Bothell Way NE (King County Assessor 2020). The house is set back on the site, with a driveway at the north end and a fence enclosing the front yard. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. The Burke-Gilman Trail and Lake Washington are located to the east. The rectangular building is 1,260 square feet, sits on a poured-concrete foundation, is clad in clapboards, and is topped by a side-gabled roof. The facade features a recessed entry positioned near the midsection, flanked by two vinyl-framed picture windows at the north side and two smaller sliding track, vinyl-framed windows to the south. The windows are framed with aluminum shutters. A brick chimney is located on the main roof ridgeline. There are no openings at the north elevation. The south and rear elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722814

Location



Address: 16524 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: T26R04E10, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1952	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722814

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722814

Photos



16524 Bothell Way NE, view east.jpg



16524 Bothell Way NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722814

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Brick
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722814

Significance narrative:**Integrity**

From its period of construction (1952), the residence at 16524 Bothell Way NE retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original site. The building's integrity of design, materials, and workmanship have been diminished by alterations including window replacements and an enclosed garage conversion.

Evaluation

The residence at 16524 Bothell Way NE was constructed in 1952 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an early (or Transitional) Ranch house, characterized by its horizontal volume, rectangular plan, recessed entry, and low-pitched roof. Alterations have obscured its historic character, and the residence is not a distinctive example of its particular type, period, or method of construction; is not the work of a master; does not possess high artistic value; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 16524 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1952, according to the King County Assessor, the building at 16524 Bothell Way NE is a one-story house fronting west toward Bothell Way NE (King County Assessor 2020). The house is set back on the site, with a driveway at the north end and a mature hedge along the west side of the building. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. The Burke-Gilman Trail and Lake Washington are located to the east. The rectangular building is 1,260 square feet, sits on a poured-concrete foundation, is clad in clapboards and brick veneer (recessed midsection), and is topped by an asphalt-sheathed, side-gabled roof. The facade features an off-center entry, flanked by a six-light picture window to the north and two sliding track windows to the south. A large picture window is located at the facade's north end at the location of a former garage. Aluminum louvered shutters frame some of the windows. A brick chimney projects from the roof ridge. There are no openings at the north elevation. The south and rear elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 443540

Location



Address: 16530 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500185
Plat/Block/Lot: SHERIDAN BEACH ADD
Geographic Areas: King County, T26R04E10, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1952	<input checked="" type="checkbox"/>
Remodel	2006	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 443540

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-10-00228, , Assessors Data Project: King County O	7/3/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 443540

Photos



16530 Bothell Way NE, view northeast.jpg



16530 Bothell Way NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 443540

Inventory Details - 7/3/2011

Common name:

Date recorded: 7/3/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500185

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16530 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1952 and is a single family dwelling. Also according to the county assessor, the structure was remodeled in 2006. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 443540

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Wood - Shingle
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 443540

Significance narrative:**Integrity**

From its period of construction (1952), the residence at 16530 Bothell Way NE retains integrity of location, setting, and association, as it remains a single-family residence on its original site. Alterations including window replacements, recladding, and garage wing addition constructed in 2006 have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 16530 Bothell Way NE was constructed in 1952, a period of postwar development, but does not appear, based on a review of historic maps and local histories, to be associated with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest postwar residence, characterized by its one story, horizontal volume, and low-pitched gable roof. King County tax assessor's records indicate that the building was remodeled in 2006 and the garage addition added. This residence is modest in plan with few distinctive historic-period features apart from its massing. It is not a distinctive example of a type, period, or method of construction; is not the work of a master; does not possess high artistic value; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 16530 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1952, according to the King County Assessor, the single-family dwelling fronting west at 16530 Bothell Way NE is set back on the site, with a wood fence enclosing the parcel along the west side and a driveway at the north end (King County Assessor 2020). The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. The Burke-Gilman Trail and Lake Washington are located to the east. The one-story building is L-shaped in plan. It is 1,570 square feet, sits on a poured-concrete foundation, is clad in clapboards and wood shingles (garage gable), and is topped by a cross-gabled roof sheathed in asphalt shingles. The facade features a recessed, slightly off-center entry that is sheltered by the roof overhang. Flanking the entry is a picture window (north) and sliding-track window (south). A one-story, front-gabled garage wing extends from the north end of the facade. A brick chimney projects from the main roof ridge line. The north elevation has a side door at the garage and a single vinyl-framed, sliding-track window on the main gable face. There are no openings at the south gable elevation. The rear elevation is not visible from the ROW.

Bibliography:

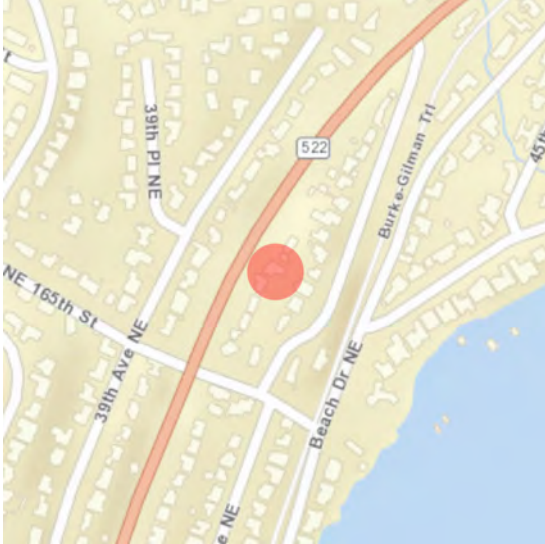
King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

Historic Property Report

Resource Name: Residence

Property ID: 464443

Location



Address: 16536 BOTHELL WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500190
Plat/Block/Lot: SHERIDAN BEACH ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E10

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1962	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 464443

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00136, , Assessors Data Project: King County M	7/10/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 464443

Photos



16536 Bothell Way NE, view northeast.jpg



16536 Bothell Way NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 464443

Inventory Details - 7/10/2011

Common name:

Date recorded: 7/10/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500190

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16536 Bothell Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1962 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 464443

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Cladding	Wood - T 1-11
Roof Type	Gable - Front
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 464443

Significance narrative:**Integrity**

From its period of construction (1962), the residence at 16536 Bothell Way NE retains integrity of location, setting, and association, as it remains a single-family residence on its original site. The building's integrity of design, materials, workmanship, and feeling are diminished by some window and siding replacements and alterations to fenestration patterns.

Evaluation

The residence at 16536 Bothell Way NE was constructed in 1962 during a period of postwar development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Contemporary Ranch house, featuring a low-slung gable roof and wide roof overhang with exposed beams. However, the building lacks the expanses of glass typical of the type. This residence is not a distinctive example of its type, period, or method of construction; is not the work of a master; does not possess high artistic value; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 16536 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1962, according to the King County Assessor, the single-family dwelling at 16536 Bothell Way NE is a one-story, wood-framed house facing west toward Bothell Way NE (King County Assessor 2020). It is set back on the site with a gravel driveway at the south end, which leads to an attached garage at the rear (northeast) side. The house is situated at the edge of the Sheridan Beach neighborhood, which is characterized by its midcentury residential development. The Burke-Gilman Trail and Lake Washington are located to the east. The L-shaped building is 1,470 square feet, sits on a poured-concrete foundation, is clad in clapboards and T1-11 siding, and is topped by a front-gabled roof. An entry is positioned off-center on the main west-facing facade and is flanked by a picture window to the north and a vinyl-framed, sliding-track window to the south. Another large picture window is located at the facade's south end, with a smaller sliding-track window in between. The shallow-pitched gable features a generous overhang with exposed wood beams. The south elevation has a sliding-track and fixed window. An exterior brick chimney is centered on the north elevation. The rear (east) elevation is not visible from the ROW. The tax assessor's record indicates that a flat-roofed, one-bay garage is attached at the rear of the house.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722817

Location



Address: 16540 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E10

Information

Number of stories: 1.50

Construction Dates:

Construction Type	Year	Circa
Built Date	1946	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722817

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722817

Photos



16540 Bothell Way NE, view northeast.jpg



16540 Bothell Way NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722817

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Brick
Cladding	Wood - Clapboard
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling

Styles:

Period	Style Details
Mid-Late 19th and Early 20th Century Revivals	Colonial Revival

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722817

Significance narrative:

Integrity

From its period of construction (1946), the residence at 16540 Bothell Way NE retains integrity of integrity of location, setting, and association, as it remains a single-family residence on its original site and surrounded by postwar-era residential neighborhood development. Alterations including an addition on the facade constructed ca. 1960 have diminished its integrity of design, materials, and workmanship, and feeling.

Evaluation

The residence at 16540 Bothell Way NE was constructed in 1946 during a period of postwar development but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). Based on the architectural character of the building's north end, as well as its age, the building may have been constructed as a Colonial Revival or Garrison Revival residence that now includes an incompatible addition on the facade, including a projection with entry and front-facing gable in the place of a former dormer, as indicated by changes in the roofline and the building's atypically large square footage (McAlester 2018:409). These building alterations and additions have obscured its historic-period character. It no longer represents a distinctive example of its type, period, or method of construction. It is not known to be the work of a master and does not possess high artistic value. It does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on diminished integrity, HRA recommends that the Colonial Revival residence at 16540 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria.

Physical description:

Built in 1946, according to the King County Assessor, the Colonial Revival (with some features of the Garrison Revival) residence fronting west at 16540 Bothell Way NE is a 1.5-story, wood-framed building set back on the lot, with a tall hedge and circular drive along the building's west side (King County Assessor 2020). The driveway leads to a detached garage (south) and the main entry on the west facade. The building is sited at the west edge of the Sheridan Beach neighborhood, which is characterized by its postwar residential development. Lake Washington and the Burke-Gilman Trail are located to the east. The rectangular building is 3,060 square feet, sits on a poured-concrete foundation, is clad in a combination of brick veneer (first floor) and wood clapboard (second floor), and is topped by a medium-pitch side-gabled roof. The asymmetrical facade features a centrally located recessed entryway. Fenestration includes multi-light double-hung windows and a twelve-light window on the facade. Some of the windows are framed by decorative, louvered shutters. The second floor has a large, gabled dormer at the midsection and a smaller dormer at the north end. A single, double-hung window is centered in each dormer. The north elevation has a central exterior brick chimney, while the south elevation has an internal brick chimney on the ridge line. A detached two-bay garage is located at the southwest side of the parcel. It has two overhead doors and terminates in a front-gabled roof sheathed in asphalt shingles. The building's rear (east) elevation is not visible from the ROW.



Historic Property Report

Resource Name: Residence

Property ID: 722817

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document,
<https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26,
2020.
McAlester, Virginia Savage
2018 A Field Guide to American Houses. Knopf, New York.

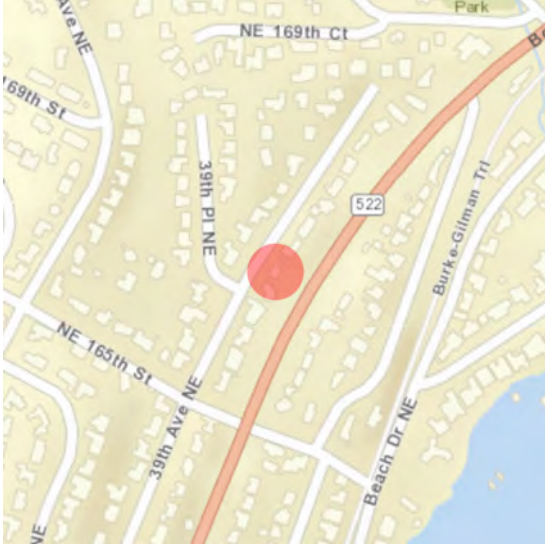


Historic Property Report

Resource Name: Residence

Property ID: 442658

Location



Address: 16706 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740500065
Plat/Block/Lot: SHERIDAN HEIGHTS # 2
Geographic Areas: King County, T26R04E10, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1948	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 442658

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-10-00228, , Assessors Data Project: King County O	7/3/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 442658

Photos



16706 39th Avenue NE, view east.jpg



16706 39th Avenue NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 442658

Inventory Details - 7/3/2011

Common name:

Date recorded: 7/3/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740500065

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel.

Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16706 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1948 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 442658

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Block
Structural System	Wood - Balloon Frame
Cladding	Fiber Cement Board
Cladding	Stone
Roof Type	Gable - Side
Roof Material	Metal - Standing Seam
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Minimal Traditional

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 442658

Significance narrative:**Integrity**

From its period of construction (1948), the residence at 16706 39th Avenue NE retains integrity of location, setting, and association, as it remains on its original foundation and continues to serve as a residence. The building does not retain integrity of design, materials, workmanship, or feeling due to window, siding, and roof replacement.

Evaluation

The residence at 16706 39th Avenue NE was constructed in 1948 during a period of postwar development but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A).

Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a much-altered example of a Minimal Traditional or early Ranch residence, evident in its pedimented entry and rectangular massing, although alterations have greatly obscured its historic-period character. It no longer represents a distinctive example of its type, period, or method of construction. It is not known to be the work of a master and does not possess high artistic value. It does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and irretrievable loss of integrity, HRA recommends that the residence at 16706 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria.

Physical description:

The single-story Minimal Traditional or early Ranch house at 16706 39th Avenue NE was constructed in 1948, according to the King County Assessor (King County Assessor 2020). The building faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear. The building includes a full-sized daylight basement for a total of 2,510 square feet. It does not appear to include an attached or detached garage, but a parking pad has been added north of the building at basement level. The building sits on a concrete-block foundation, is clad in fiber cement boards on secondary elevations, and a veneer of stone on the facade. The building is topped by a side-gabled standing-seam metal roof. The building's facade faces a concrete porch. It includes a recessed off-center entry under a projecting gable with two shallow stairs. South of the entry is a vinyl-framed sliding window and a secondary entry door. To the north is a one-over-one, metal-framed window. The secondary north elevation includes a combination of wood-framed windows and metal, one-over-one windows.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 277862

Location



Address: 16710 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740500070
Plat/Block/Lot: SHERIDAN HEIGHTS # 2
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E10, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1951	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 277862

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00108, , Assessors Data Project: King County A	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 277862

Photos



16710 39th Avenue NE, view southeast.jpg



16710 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 277862

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740500070

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16710 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1951 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 277862

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Brick - Roman
Roof Type	Hip - Cross Hipped
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 277862

Significance narrative:**Integrity**

From its period of construction (1951), the residence at 16710 39th Avenue NE retains integrity of location, setting, feeling, and association, as it remains on its original parcel and continues to serve as a residence. Window replacement has diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 16710 39th Avenue NE was constructed in 1951 during a period of postwar development but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an early Ranch residence, as indicated by its massing, although window replacement has removed historic-period, character-defining features. It does not represent a distinctive example of its type, period, or method of construction. It is not known to be the work of a master and does not possess high artistic value. It does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D). Based on a lack of significance and integrity loss, HRA recommends that the residence at 16710 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria.

Physical description:

The L-shaped, single-story early Ranch house at 16710 39th Avenue NE was constructed in 1951, according to the King County Assessor (King County Assessor 2020). The building faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). The building includes a partially finished daylight basement for a total of 1,880 square feet. It sits on a poured-concrete foundation, is clad in Roman brick, and is topped by a cross-hipped roof covered in asphalt shingles. The building's projecting wing includes two vinyl-framed sliding windows with decorative, non-operable shutters. The building's entry door faces north toward a shallow stair on the north wall of the projecting wing. It is flanked by a narrow sidelight of glass block. Additional windows on the facade are vinyl-framed sliding windows. The building includes an internal chimney near the garage on the north end and an additional internal chimney on the hipped projection.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 462058

Location



Address: 16555 41ST AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500125
Plat/Block/Lot: SHERIDAN BEACH ADD
Geographic Areas: King County, SEATTLE NORTH Quadrangle, T26R04E10

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1946	<input checked="" type="checkbox"/>
Addition	1985	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 462058

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00136, , Assessors Data Project: King County M	7/9/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 462058

Photos



16555 41st Avenue NE, view northwest.jpg



16555 41st Avenue NE, view east.jpg



Historic Property Report

Resource Name: Residence

Property ID: 462058

Inventory Details - 7/9/2011

Common name:

Date recorded: 7/9/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500125

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16555 41st Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1946 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 462058

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 462058

Significance narrative:**Integrity**

From its period of construction (1946), the residence at 16555 41st Avenue NE retains integrity of location, setting, and association, as it remains a single-family residence on its original parcel. The building's integrity of design, materials, workmanship, and feeling have been diminished by window replacements and an addition constructed ca. 1985.

Evaluation

The residence at 16555 41st Avenue NE was constructed in 1946 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is modest in plan, designed to take in views of the lake, but otherwise vernacular in style. The building appears to have been extensively remodeled, with new bay windows, newer vinyl-framed windows, gable-roofed wing, and cantilevered wood deck facing east. The building is not a distinctive example of a type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 16555 41st Avenue NE is not eligible for listing in the NRHP or WHR under any criteria of significance (Criteria A–D).

Physical description:

Built in 1946, according to the King County Assessor, the single-family dwelling at 16555 41st Avenue NE is a one-story house facing southeast toward views of Lake Washington (King County Assessor 2020). It is located on a hill between Bothell Way NE to the west (rear) and 41st Avenue NE to the east. The building is located in the Sheridan Heights neighborhood, which is characterized by its postwar residential development. The building has an L-shaped footprint, is 2,090 square feet, sits on a poured-concrete foundation, is clad in wide clapboards, and is topped by a broad hipped roof sheathed in asphalt shingles. Garage access is located off Bothell Way NE, while winding concrete steps lead from 41st Avenue NE to the facade with an entry porch and cantilevered wood deck on the southeast-facing elevation. The entry is not visible from the ROW, but the east elevation includes a central bay window flanked by corner picture windows. Windows are a combination of fixed and one-over-one, vinyl-framed windows. The building's side and rear elevations are minimally visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722819

Location



Address: 16703 41st Ave NE, Seattle, Washington, 98155

Geographic Areas: T26R04E10, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1949	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722819

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722819

Photos



16703 41st Avenue NE, view southwest.jpg



16703 41st Avenue NE, view northwest.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722819

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Brick - Roman
Cladding	Stucco
Cladding	Wood - Vertical Boards
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Raised Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722819

Significance narrative:**Integrity**

From its period of construction (1949), the residence at 16703 41st Avenue NE retains integrity of location, setting, and association, as it remains a single-family residence on its original parcel. The building's integrity of design, materials, workmanship, and feeling have been diminished by window replacements, recladding, and changes to the decking.

Evaluation

The residence at 16703 41st Avenue NE was constructed in 1949 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest raised Ranch house with some character-defining features of the type including a horizontal emphasis and low-pitched roof massing. The building appears to have been extensively remodeled with replacement windows, replacement railings, and recladding. The building is not a distinctive example of any particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D). Based on a lack of significance and integrity, HRA recommends that the residence at 16703 41st Avenue NE is not eligible for listing in the NRHP or WHR under any criteria of significance (Criteria A–D).

Physical description:

Built in 1949, according to the King County Assessor, the single-family residence at 16703 41st Avenue NE is a one-story house facing southeast toward views of Lake Washington (King County Assessor 2020). It is located on a hill between Bothell Way NE to the west (rear) and 41st Avenue NE to the east. The residence is located in the Sheridan Heights neighborhood, which is characterized by its postwar residential development. The landscaped front yard faces east with a set of concrete steps with metal railing at the south end leading to a raised deck and entry off the east elevation. The building is L-shaped in plan with a daylight basement on the primary facade. The building is 2,490 square feet, sits on a poured-concrete foundation, is clad in a combination of Roman brick, stucco, and vertical wood siding, and is topped by a cross-gabled roof sheathed in asphalt shingles. The southeast-facing facade features large picture and corner windows on the upper and lower levels, and a wood deck with a metal railing. A lower hipped-roof wing is located at the northeast end of the facade. The entry is positioned at the juncture where the two wings meet. Fenestration includes newer vinyl-framed windows. A large exterior brick chimney is centered on the southwest elevation. The north elevation contains a mix of picture, sliding-track, and fixed windows on the upper and lower levels. The rear elevation, which faces toward Bothell Way NE, has a driveway that leads to a flat roof garage and detached shed roof carport.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

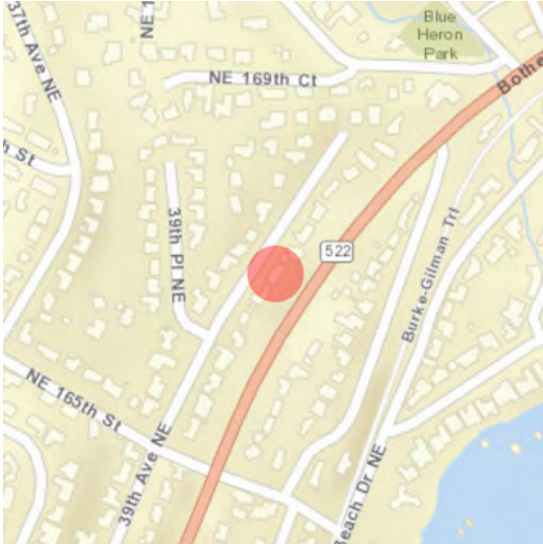


Historic Property Report

Resource Name: Residence

Property ID: 413221

Location



Address: 16722 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740500075
Plat/Block/Lot: SHERIDAN HEIGHTS # 2
Geographic Areas: King County, EDMONDS EAST Quadrangle, King County, T26R04E10, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1952	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 413221

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00127, , Assessors Data Project: King County J	7/1/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 413221

Photos



16722 39th Avenue NE, view northeast.jpg



16722 39th Avenue NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 413221

Inventory Details - 7/1/2011

Common name:

Date recorded: 7/1/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740500075

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16722 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1952 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 413221

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Brick - Roman
Cladding	Wood
Roof Type	Hip - Cross Hipped
Roof Material	Clay Tile
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 413221

Significance narrative:**Integrity**

From its period of construction (1952), the residence at 16722 39th Avenue NE retains integrity of location, setting, design, materials, workmanship, feeling, and association, as no alterations are evident.

Evaluation

The residence at 16722 39th Avenue NE was constructed in 1952 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of a ubiquitous housing type, and one that is rarely considered individually significant, as intact examples can be found throughout Washington and the nation. This L-shaped Ranch house includes some character-defining features of the type including a horizontal emphasis with brick trim, aluminum-framed windows, and a low-pitched roof. It is not known to be the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on its lack of significance, HRA recommends 16722 39th Avenue NE is not eligible for listing in the NRHP and WHR under any criteria (Criteria A-D).

Physical description:

The rectangular, single-story residence at 16722 39th Avenue NE was constructed in 1952, according to the King County Assessor (King County Assessor 2020). The building faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). With an attached garage and unfinished basement, the building includes 1,740 square feet. The building sits on a poured-concrete foundation, is clad in a skirt of Roman brick topped by decorative wood sheet, and includes a cross-hipped roof covered in clay tiles. The building's facade is screened by privacy fencing but includes an off-center entry flanked by brick flower boxes and aluminum-framed windows with a combination of awning, fixed, and casement examples. The building's projecting garage includes a secondary entry door.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

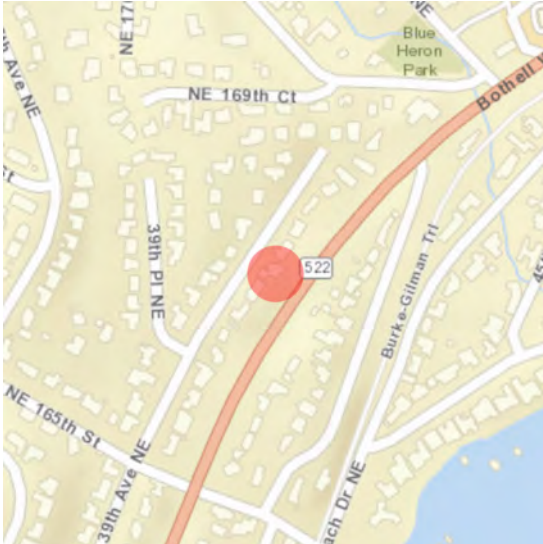


Historic Property Report

Resource Name: Residence

Property ID: 375281

Location



Address: 16728 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740500080
Plat/Block/Lot: SHERIDAN HEIGHTS # 2
Geographic Areas: King County, EDMONDS EAST Quadrangle, T26R04E10

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1951	<input checked="" type="checkbox"/>
Addition	2000	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 375281

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00113, , Assessors Data Project: King County C	7/10/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 375281

Photos



16728 39th Avenue NE, view southeast.jpg



16728 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 375281

Inventory Details - 7/10/2011

Common name:

Date recorded: 7/10/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740500080

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16728 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1951 and is a single family dwelling. Also according to the county assessor, the structure was remodeled in 2000. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 375281

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Structural System	Wood - Balloon Frame
Cladding	Fiber Cement Board
Foundation	Concrete - Poured
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 375281

Significance narrative:**Integrity**

From its period of construction (1951), the residence at 16728 39th Avenue NE retains integrity of location, setting, and association, as it remains a residence on its original parcel. The addition of a second story, along with the replacement of windows and siding has diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 16728 39th Avenue was constructed in 1951 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest vernacular building with few character-defining features from the historic period. The building is not a distinctive example of any particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C).

Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 16728 39th Avenue is not eligible for listing in the NRHP or WHR under any criteria of significance (Criteria A–D).

Physical description:

The two-story residence at 16728 39th Avenue NE was constructed in 1951, according to the King County Assessor (King County Assessor 2020). The building faces generally west with Bothell Way NE and Lake Washington to the rear (east). The building includes a 1,500-square-foot first story and a 1,120-square-foot second story added in 2000 (King County Assessor 2020). A detached, two-car garage is located south of the building. The residence sits on a poured-concrete foundation, is clad in fiber cement boards, and is topped by a hipped, asphalt shingle roof, with telegraphing hipped projections on the facade. The single-story, westernmost projection includes two vinyl-framed sliding windows. The main mass includes an entry and small porch on the southern wall and vinyl-framed windows on all elevations. The building's garage includes a shallow gabled roof with deep eaves. It appears to be original.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: McKee, Dr. E. Bates & Pamela, House

Property ID: 722052

Location



Address: 16709 41st Ave NE, Seattle, Washington, 98155

Geographic Areas: T26R04E10, King County, SEATTLE NORTH Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1954	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: McKee, Dr. E. Bates & Pamela, House

Property ID: 722052

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2016-01-00010, DAHP, Architect File	5/21/2020	Survey/Inventory	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	

Historic Property Report

Resource Name: McKee, Dr. E. Bates & Pamela, House

Property ID: 722052

Photos



16709 41st Avenue NE, view northwest.jpg



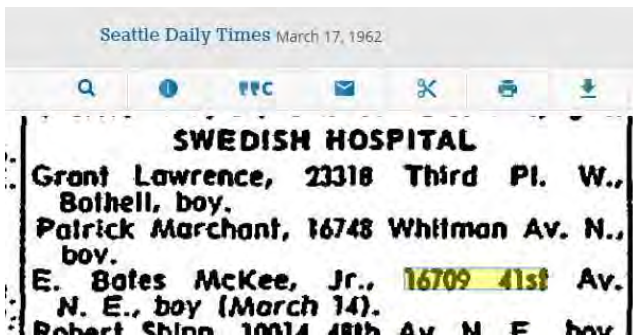
16709 41st Avenue NE, view southeast.jpg



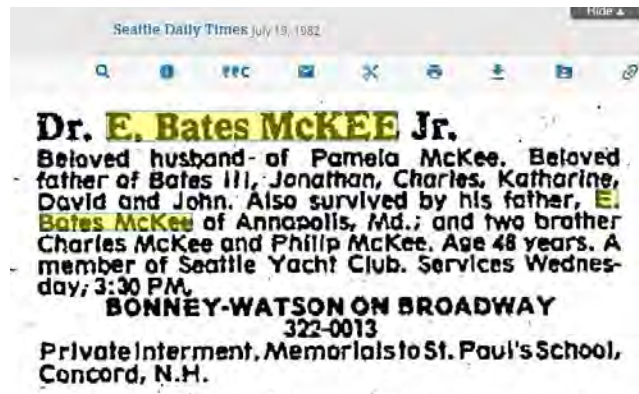
16709 41st Avenue NE, courtesy of Redfin.com, view southeast.jpg



16709 41st Avenue NE, courtesy of Redfin.com, view northwest.jpg



16709_41stAveNE_LakeForetParkNE14.JPG



16709_41stAveNE_LakeForetParkNE15.JPG

Historic Property Report

Resource Name: McKee, Dr. E. Bates & Pamela, House

Property ID: 722052



16709_41stAveNE_LakeForestParkNE16.JPG



16709_41stAveNE_LakeForestParkNE1.jpg



16709_41stAveNE_LakeForestParkNE2.jpg



16709_41stAveNE_LakeForestParkNE17.JPG



16709_41stAveNE_LakeForestParkNE3.jpg



16709_41stAveNE_LakeForestParkNE4.jpg

Historic Property Report

Resource Name: McKee, Dr. E. Bates & Pamela, House

Property ID: 722052



16709_41stAveNE_LakeForetParkNE5.jpg



16709_41stAveNE_LakeForetParkNE6.jpg



16709_41stAveNE_LakeForetParkNE7.jpg



16709_41stAveNE_LakeForetParkNE8.jpg



16709_41stAveNE_LakeForetParkNE9.jpg



16709_41stAveNE_LakeForetParkNE10.jpg



Historic Property Report

Resource Name: McKee, Dr. E. Bates & Pamela, House

Property ID: 722052



16709_41stAveNE_LakeForetParkNE11.jpg



16709_41stAveNE_LakeForetParkNE12.jpg



16709_41stAveNE_LakeForetParkNE13.jpg



Historic Property Report

Resource Name: McKee, Dr. E. Bates & Pamela, House

Property ID: 722052

Inventory Details - 5/21/2020

Common name:

Date recorded: 5/21/2020

Field Recorder: Michael Houser

Field Site number:

SHPO Determination



Historic Property Report

Resource Name: McKee, Dr. E. Bates & Pamela, House

Property ID: 722052

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Balloon Frame
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Wood - T 1-11
Roof Type	Gable - Cross
Form Type	Single Dwelling
Roof Material	Metal

Styles:

Period	Style Details
Modern Movement	Northwest Regional

Surveyor Opinion

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

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

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



Historic Property Report

Resource Name: McKee, Dr. E. Bates & Pamela, House

Property ID: 722052

Significance narrative:

Integrity

From its period of construction (1954), the residence at 16709 41st Avenue NE retains integrity of location, setting, design, materials, workmanship, feeling, and association, as it remains a single-family residence on its original parcel and remains relatively intact.

Evaluation

The residence at 16709 41st Avenue NE was constructed in 1954 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons, although Seattle Times articles and city directories added to WISAARD in 2016 suggest that a businessman and one-time geology professor at the University of Washington, E. Bates McKee, resided here in the 1960s (Criterion B) (DAHP 2020). The building is a good, intact example of a Northwest Regional house, a style that gained popularity between 1950 and the 1970s. Constructed with expressive post and beam structural systems, these houses were typically clad with wood siding or wood shingles and featured expansive glass walls and windows to create a relationship with the surrounding landscape (Boyle 2017:16). This residence retains these character-defining features, including its low-slung gable, broad eaves with exposed beams, full-height window wall, and entry with transom and sidelight. The building does not appear to be the work of a master; and does not possess high artistic value, but it could contribute to a potential or existing historic district, were such a district present (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on its level of significance and integrity, HRA recommends 16709 41st Avenue NE is eligible for listing in the NRHP and WHR under Criterion C as an excellent, intact example of Contemporary architecture with a period of significance dating to its construction in 1954. Although surveyed from the ROW, HRA assumes the boundary of the eligible resource is the historically plotted and current tax lot.

The building at 16709 41st Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with the County and is, therefore, not eligible for local or county listing.



Historic Property Report

Resource Name: McKee, Dr. E. Bates & Pamela, House

Property ID: 722052

Physical description:

Built in 1954, according to the King County Assessor, the single-family dwelling at 16709 41st Avenue NE is a one-story, wood-framed house facing southeast toward 41st Avenue NE and views of Lake Washington (King County Assessor 2020). It is located on a hill between Bothell Way NE to the west (rear) and 41st Avenue NE to the east. The residence is located in the Sheridan Heights neighborhood, which is characterized by its postwar residential development. According to the tax assessor's record, the building is 2,560 square feet, including a daylight basement, has an L-shaped plan, sits on a poured-concrete foundation, and is topped by a broad cross-gabled roof. On the facade, a set of concrete steps lead from the lower landscaped yard to the main entry. The main southeast-facing facade, which is largely obscured by mature landscaping, features an entry positioned at the juncture between the two wings. The entry has a single door framed by a large sidelight and transom. The front-facing gable has a wood-framed window wall sheltered by broad eaves and exposed beams, and a full-length wood deck. A horizontal band of wood-framed windows is located on the south side. The side and rear elevations are minimally visible from ROW. The rear (northwest) elevation faces Bothell Way NE, with a driveway leading to a front-gabled, two-car garage with a clerestory window, broad eaves and exposed beams.

Bibliography:

Boyle, Susan
2017 Mid-Century King County: A Context Statement on Post-War Residential Development. BOLA Architecture + Planning. Submitted to King County Historic Preservation Program, Seattle, Washington.
Department of Archaeology and Historic Preservation (DAHP)
2020 Washington Information System for Archaeological and Architectural Records Data (WISAARD). Electronic document, <https://wisaard.dahp.wa.gov/>, accessed August 25, 2020.
King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

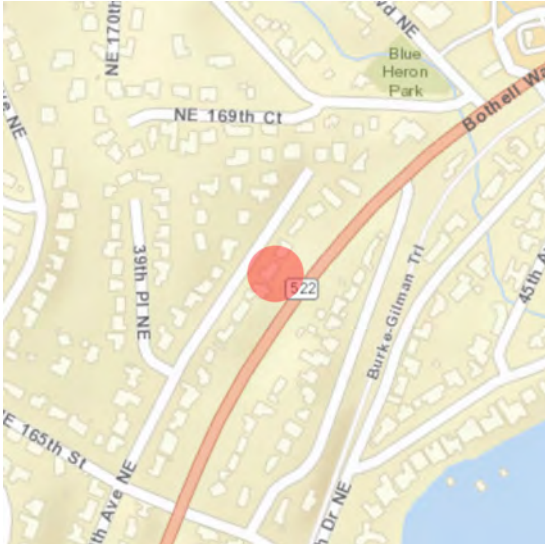


Historic Property Report

Resource Name: Residence

Property ID: 350741

Location



Address: 16740 39TH AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7740500085
Plat/Block/Lot: SHERIDAN HEIGHTS # 2
Geographic Areas: King County, EDMONDS EAST Quadrangle, T26R04E10

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1953	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 350741

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00112, , Assessors Data Project: King County B	7/1/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	

Historic Property Report

Resource Name: Residence

Property ID: 350741

Photos



16740 39th Avenue NE, view southeast.jpg



16740 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 350741

Inventory Details - 7/1/2011

Common name:

Date recorded: 7/1/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7740500085

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16740 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1953 and is a single family dwelling. Also according to the county assessor, the structure was remodeled in 1997



Historic Property Report

Resource Name: Residence

Property ID: 350741

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Wood - Shingle
Structural System	Wood - Balloon Frame
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 350741

Significance narrative:**Integrity**

From its period of construction (1953), the residence at 16740 39th Avenue NE retains integrity of location, setting, and association, as it remains on its original parcel and continues to function as a residence. Large additions and replacement windows have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 16740 39th Avenue NE was constructed in 1953 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building appears to be an enlarged version of a typical Ranch house plan with attached garage and low, horizontal footprint. The second story, likely an addition, includes incompatible bracketed gables and incompatible picture windows. In its present form, the building is not a distinctive example of any particular type, period, or method of construction; is not the work of a master; does not possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the residence at 16740 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The residence at 16740 39th Avenue NE was constructed in 1953 and renovated in 1997, according to the King County Assessor (King County Assessor 2020). The L-shaped, two-story building faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). With a full-sized basement, the building equals 3,880 square feet. It sits on a poured-concrete foundation, is clad in wood shingles, and is topped by a hipped, asphalt shingle roof. The building's facade features a wide L-shaped first story with an attached, projecting garage on the south end. The off-center primary entry includes a paneled door with four lights flanked by half-heights sidelights. Windows flanking the entry on the first floor are vinyl-framed sliding windows. The building's first floor shelters under a roof with deep eaves. A partial second story includes a projection over the entry with front-facing gable with large brackets and a large, fixed window. Flanking the projection are additional fixed and sliding, vinyl-framed windows. The upper story includes a central chimney.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 280108

Location



Address: 16715 41ST AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500110
Plat/Block/Lot: SHERIDAN BEACH ADD
Geographic Areas: King County, EDMONDS EAST Quadrangle, T26R04E10

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1956	<input checked="" type="checkbox"/>
Addition	1975	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 280108

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00108, , Assessors Data Project: King County A	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 280108

Photos



16715 41st Avenue NE, view west.jpg



16715 41st Avenue NE, view northwest.jpg



Historic Property Report

Resource Name: Residence

Property ID: 280108

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500110

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16715 41st Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1956 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 280108

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Split Level
Plan	L-Shape
Cladding	Wood - Clapboard
Cladding	Wood - Vertical Boards
Foundation	Concrete - Poured
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 280108

Significance narrative:**Integrity**

From its period of construction (1956), the residence at 16715 41st Avenue NE retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original parcel. Alterations, including the ca. 1975 addition of a two-bay garage in front of the facade, have diminished the building's integrity of design, materials, and workmanship.

Evaluation

The residence at 16715 41st Avenue NE was constructed in 1956 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a relatively intact example of a split-level house, featuring its original mid-level entry with sidelight and clerestory glazing, fenestration, aluminum-framed windows, and mix of cladding (Boyle 2017:16). However, the addition of a garage has obscured the building's historic-period character. It is not a distinctive example of its type, period, or method of construction. The building is not the work of a master and does not possess high artistic value. It does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 16715 41st Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

The building at 16715 41st Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with the County and is, therefore, not eligible for local or county listing.

Physical description:

Built in 1956, according to the King County Assessor, the split-level residence at 16715 41st Avenue NE is a one-story, wood-framed house fronting southeast toward 41st Avenue NE (King County Assessor 2020). It is set back on the site with a driveway at the south end that leads to a detached side-gabled garage with a large, paneled overhead door. The residence is located in the Sheridan Heights neighborhood, which is characterized by its postwar residential development. Lake Washington and the Burke-Gilman Trail are located to the east. The L-shaped building sits above a daylight basement and is 2,560 square feet. It sits on a poured-concrete foundation, is clad in clapboards and vertical wood siding, and is topped by a cross-gabled roof. The facade features a central entry at the juncture where the two wings meet. Wood steps lead to the raised entry, which contains a single door framed by a large fixed window and transom. Flanking the entry to the south are two large windows. The north gable wing has a horizontal bank of fixed and sliding-track windows at the basement level and larger picture windows on the main level. The gable facade is sheathed in a combination of siding: brick veneer (daylight basement), clapboards (main level), and vertical wood siding (gable). The north, south, and rear elevations are not visible from the ROW.



Historic Property Report

Resource Name: Residence

Property ID: 280108

Bibliography:

Boyle, Susan

2017 Mid-Century King County: A Context Statement on Post-War Residential Development. BOLA Architecture + Planning. Submitted to King County Historic Preservation Program, Seattle, Washington.

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722820

Location



Address: 16744 39th Ave NE, Seattle, Washington, 98155

Geographic Areas: King County, EDMONDS EAST Quadrangle, T26R04E10

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1952	<input checked="" type="checkbox"/>
Remodel	2017	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722820

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722820

Photos



16744 39th Avenue NE, view southeast.jpg



16744 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722820

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Wood
Roof Type	Flat with Eaves
Roof Type	Shed
Roof Material	Asphalt/Composition
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722820

Significance narrative:**Integrity**

From its period of construction (1952), the residence at 16744 39th Avenue NE retains integrity of location, setting, feeling, and association, as it remains on its original parcel and continues to function as a residence. Additions and alterations, including a bay window on the facade and the loss of the original carport, have diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 16744 39th Avenue NE was constructed in 1952 during a period of postwar residential development in the Sheridan Heights neighborhood, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an International/Modern Ranch house, featuring the flat roofs typical of the International style and the Ranch house plan. However, alterations on the facade, including an added bay window and demolished carport, have obscured the building's historic-period character. It is not a distinctive example of its type, period, or method of construction. The building is not the work of a master and does not possess high artistic value. It does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of integrity, HRA recommends 16744 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

The building at 16744 39th Avenue NE is located in Lake Forest Park, which does not have a local historic preservation ordinance or an interlocal agreement with the County and is, therefore, not eligible for local or county listing.

Physical description:

The single-story, L-shaped residence at 16744 39th Avenue NE was constructed in 1952 and remodeled in 2017, according to the King County Assessor (King County Assessor 2020). The building faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). The building includes a full-sized basement for a total of 3,080 square feet. It sits on a poured-concrete foundation, is clad in lapped wood boards, and is topped by a flat roof with shed-roof clerestory. The building's facade includes a projection on the north end with a vinyl-framed sliding window, a recessed entry with a door flanked by half-height sidelights, and an added, wide, curved bay window to the south of the entry with wood-framed fixed lights. The clerestory includes square brackets under the eave, and a series of shallow, wood-framed windows. A detached shed is located south of the residence. The building does not appear to include a garage, although a concrete pad for parking is located north of the house, and the Assessor's record suggests that it included a carport at one time (King County Assessor 2020).

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

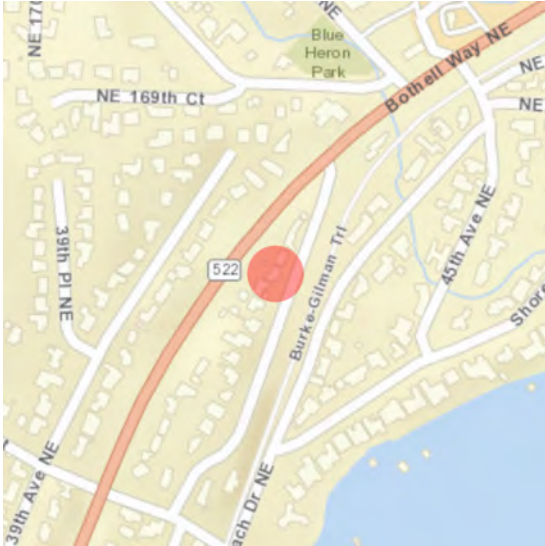


Historic Property Report

Resource Name: Residence

Property ID: 658566

Location



Address: 16721 41ST AVE NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 7738500105
Plat/Block/Lot: SHERIDAN BEACH ADD
Geographic Areas: King County, EDMONDS EAST Quadrangle, King County, T26R04E10, EDMONDS EAST Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1950	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 658566

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-12-00259, , Assessors Data Project: King County Z	11/6/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 658566

Photos



16721 41st Avenue NE, view southwest.jpg



16721 41st Avenue NE, view northwest.jpg



Historic Property Report

Resource Name: Residence

Property ID: 658566

Inventory Details - 11/6/2011

Common name:

Date recorded: 11/6/2011

Field Recorder: Artifacts Consulting, Inc. 5

Field Site number: 7738500105

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16721 41st Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1950 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 658566

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Gable - Gable-on-Hip
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 658566

Significance narrative:**Integrity**

From its period of construction (1950), the residence at 16721 41st Avenue NE retains integrity of location, setting, and association, as it remains a single-family residence on its original parcel in the Sheridan Heights neighborhood. Alterations including a garage conversion and window replacement have diminished the building's integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 16721 41st Avenue NE was constructed in 1950 during a period of postwar residential development in the Sheridan Heights neighborhood but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of an early (or transitional) Ranch house, characterized by its horizontal volume, low-pitched roof, and front picture window. This example lacks character-defining features including a garage and original windows and does not embody the distinctive characteristics of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends 16721 41st Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1950, according to the King County Assessor, the single-family residence at 16721 41st Avenue NE is a one-story, wood-framed house set back from the street, facing southeast toward 41st Avenue NE (King County Assessor 2020). The residence is situated in the Sheridan Heights neighborhood, which is characterized by its postwar residential development. Lake Washington and the Burke-Gilman Trail are located to the east. The L-shaped building is 1,490 square feet, sits on a poured-concrete foundation, is clad in clapboards, and is topped by a gable-on-hip roof. Although not visible from the ROW, a wing is located to the rear (west) of the building, according to the King County Assessor (King County Assessor 2020). The facade features an off-center entry sheltered by the roof overhang. The entry is flanked by a picture window (north) and a tall, sliding-track, vinyl-framed window (south). A sliding-track window is located at the facade's north end, which indicates that a former garage has been enclosed. A concrete-block chimney is located on the hipped roof ridgeline. The north elevation has a large sliding-track, vinyl-framed window. The south and rear elevations are not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 722821

Location



Address: 16727 41st Ave NE, Seattle, Washington, 98155

Geographic Areas: EDMONDS EAST Quadrangle, T26R04E10, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1950	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722821

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722821

Photos



16727 41st Avenue NE, view southwest.jpg



16727 41st Avenue NE, view northwest.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722821

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Structural System	Wood - Balloon Frame
Cladding	Wood - Clapboard
Cladding	Wood - Vertical Boards
Form Type	Single Dwelling - Ranch
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722821

Significance narrative:**Integrity**

From its period of construction (1950), the residence at 16727 41st Avenue NE retains integrity of location, setting, and association, as it remains a single-family residence on its original parcel in the Sheridan Heights neighborhood. Alterations including some window replacements and a garage conversion have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 16727 41st Avenue NE was constructed in 1950 during a period of postwar residential development in the Sheridan Heights neighborhood. The building reflects changing postwar architectural trends and is a modest example of an early Ranch (or transitional Ranch) house (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a modest example of an early (or transitional) Ranch house, the building is characterized by its horizontal volume, low-pitched roof, and front picture window. This building is a modest example of a common type, and alterations have obscured its historic-period character. It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on integrity loss, HRA recommends 16727 41st Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1950, according to the King County Assessor, the single-family dwelling at 16727 41st Avenue NE is a one-story house is set back from the street, facing southeast toward 41st Avenue NE (King County Assessor 2020). The residence is located in the Sheridan Heights neighborhood, which is characterized by its postwar residential development. Lake Washington and the Burke-Gilman Trail are located to the east. The rectangular building is 1,200 square feet, sits on a poured-concrete foundation, is clad in vertical wood siding and clapboards, and is topped by a side-gabled roof. The facade features an off-center entry that is sheltered by a shed-roofed porch roof, supported by metal supports. The entry is flanked by a grouping of three fixed windows at the south side and an aluminum-framed window to the north. The south end of the facade projects outward and contains an aluminum-framed window. The projection is likely a converted garage. The rear elevation is not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 657118

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-12-00259, , Assessors Data Project: King County Z	11/6/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 657118

Photos



16756 39th Avenue NE, view southeast.jpg



16756 39th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 657118

Inventory Details - 11/6/2011

Common name:

Date recorded: 11/6/2011

Field Recorder: Artifacts Consulting, Inc. 5

Field Site number: 7740500095

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16756 39th Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1963 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 657118

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Wood
Form Type	Single Dwelling
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle

Styles:

Period	Style Details
Mid-Late 19th and Early 20th Century Revivals	Garrison Revival

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 657118

Significance narrative:**Integrity**

From its period of construction (1963), the residence at 16756 39th Avenue NE retains integrity of location, setting, feeling, and association, as it remains on its original parcel and continues to function as a residence. Incompatible window replacement has diminished its integrity of design, materials, and workmanship.

Evaluation

The residence at 16756 39th Avenue NE was constructed in 1963 during a period of postwar residential development in the Sheridan Heights neighborhood but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a late example of the Garrison Revival plan, although the building does not include character-defining features of the type, like wood-framed, divided windows, finials, or dormers. It does not embody the distinctive characteristics of its type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends 16756 39th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The two-story, Garrison Revival residence at 16756 39th Avenue NE was constructed in 1963, according to the King County Assessor (King County Assessor 2020). The building faces generally west toward 39th Avenue NE with Bothell Way NE and Lake Washington to the rear (east). The building sits on a partially finished basement for a total of 2,360 square feet. The building sits on a poured-concrete foundation, is clad in lapped wood boards, and is topped by a side-gabled, asphalt-shingle roof with minimal eaves. The building's facade features the two-story plan with projecting jetty typical of the Garrison Revival, although this is a relatively late example. The central entry door is flanked by full-height sidelights and pairs of vinyl-framed windows with grids and inoperable shutters. The second story includes four vinyl-framed windows with grids and inoperable shutters. A skylight is visible on the western roof plane. On the south end, the building includes a breezeway with secondary entry door to an attached, front-gabled garage on the south end.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 347472

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00112, , Assessors Data Project: King County B	7/1/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 347472

Photos



16747 41st Avenue NE, view northwest.jpg



16747 41st Avenue NE, view southwest.jpg



Historic Property Report

Resource Name: Residence

Property ID: 347472

Inventory Details - 7/1/2011

Common name:

Date recorded: 7/1/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7738500090

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 16747 41st Avenue NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1950 and is a single family dwelling. The form of the building is single-family with an attached garage.



Historic Property Report

Resource Name: Residence

Property ID: 347472

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Foundation	Concrete - Poured
Cladding	Brick - Roman
Cladding	Wood - Clapboard
Cladding	Wood - Vertical Boards
Roof Type	Butterfly
Roof Type	Shed
Roof Material	Asphalt/Composition
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Contemporary

Surveyor Opinion

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

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



Historic Property Report

Resource Name: Residence

Property ID: 347472

Significance narrative:

Integrity

From its period of construction (1950), the residence at 16747 41st Avenue NE retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original parcel in the Sheridan Heights neighborhood. Alterations and additions, including added windows, changes to cladding, and changes to carport and garage, have slightly diminished the building's integrity of design, materials, and workmanship.

Evaluation

The residence at 16747 41st Avenue NE was constructed in 1950 during a period of postwar residential development in the Sheridan Heights neighborhood. The building reflects changing postwar architectural trends and is a modest example of a Contemporary house (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As a relatively intact example of a Contemporary residence influenced by the International style, the building features a geometric form, extensive use of glass, and shed and "gull wing" rooflines—with two sides sloping inwards toward the center (Meijer 2015:13). This residence, while representative of the style, does not appear to be the work of a master or to possess high artistic value. It does retain sufficient integrity to qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D). Based on integrity loss, HRA recommends 16747 41st Avenue NE is not eligible for individual listing in the NRHP or WHR under any criteria (Criteria A–D). However, the building could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C).

Physical description:

Built in 1950, according to the King County Assessor, the single-family dwelling at 16747 41st Avenue NE is a one-story house facing southwest toward 41st Avenue NE (King County Assessor 2020). It sits on a wedge-shaped corner parcel that is bounded by Bothell Way NE to the northwest. The residence is situated in the Sheridan Heights neighborhood with Lake Washington and the Burke-Gilman Trail to the east. The 2,510-square-foot residence has an irregular footprint, comprising a two-story rectangular block (south), an angled, stepped-back, one-story midsection, and an angled garage bay (north). The building rests on a poured-concrete foundation and is clad in mix of Roman brick, clapboard, and vertical wood siding. Rooflines are varied. The south wing features a butterfly, or gull wing, roof and the others terminate in parallel, low-pitched shed roofs with generous overhangs.

The building's facade is complex. The southeast end, which is two stories in height, has two doors at the lower level below a projecting flat carport roof (possibly a garage conversion) with a recently added, fixed horizontal window above. Across the central bay are grouped picture windows and a recessed entry where the central bay steps back. At the north end, the garage bay contains its original overhead door (southeast) and paired windows on the side elevation. However, this garage is not associated with a driveway cut, suggesting a history of alteration. The building's rear elevation was not visible from the ROW.



Historic Property Report

Resource Name: Residence

Property ID: 347472

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

Meijer, Peter

2015 City of Olympia Mid-Century Residential Survey. Peter Meijer Architect, PC.
Submitted to City of Olympia, Olympia, Washington.

Historic Property Report

Resource Name: Commercial building

Property ID: 722822

Location



Address: 16827 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: EDMONDS EAST Quadrangle, King County, T26R04E10

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1971	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Transportation	Transportation - Road-Related (vehicular)
Transportation	Transportation - Road-Related (vehicular)

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 722822

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	

Historic Property Report

Resource Name: Commercial building

Property ID: 722822

Photos



16827 Bothell Way NE, view northeast.jpg



16827 Bothell Way NE, view southwest.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 722822

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Structural System	Masonry - Brick
Foundation	Concrete - Block
Cladding	Brick
Cladding	Metal
Form Type	Commercial
Roof Type	Gable - Front
Roof Material	Asphalt/Composition - Shingle

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 722822

Significance narrative:**Integrity**

From its period of construction (1971), the carwash at 16827 Bothell Way NE retains integrity of location, design, materials, and workmanship, as it remains on its original parcel and appears relatively unaltered. The permanent closure of the carwash, along with the construction of a new market and gas station that shield the carwash from view, have diminished its integrity of setting, feeling, and association.

Evaluation

The carwash at 16827 Bothell Way NE was constructed in 1971 at the end of a period of postwar development in the Sheridan Heights neighborhood but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The carwash is a modest example of a common type and features few distinctive features from the historic period, apart from its general plan. It is not a distinctive example of its type, period, or method of construction. It does not appear to be the work of a master or to possess high artistic value. It does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends 16827 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The carwash at 16827 Bothell Way NE was constructed in 1971, according to the King County Assessor, although the associated gas station and mini-mart on the same parcel were constructed outside the historic period (1989) and not subject to survey (King County Assessor 2020). The 1,230-square-foot carwash, now closed, is set back on its parcel and faces generally northeast, with the mini-mart and gas station located to the east, facing the intersection of Bothell Way NE and Hamlin Road NE. The carwash sits on a concrete-block foundation and is clad in brick on its gabled ends with prefabricated steel panels on its secondary elevations. It is topped by a front-gabled roof covered in shingles with heavy brackets under deep eaves. A projection of concrete block is located on the secondary northwest elevation. A bank of windows is located along the southeast elevation. At the entry to the carwash, located on the south elevation, a projecting brick office includes aluminum-framed and wood-framed windows and is topped by a shed roof. A secondary office, a small, detached, rectangular building, includes a single pedestrian door, windows, and deep standing-seam metal eave.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 277911

Location



Address: 17220 BEACH DR NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 4030100012
Plat/Block/Lot: LAKE FOREST WATERFRONT ADDPOR BEG MOST WLY COR OF
Geographic Areas: King County, EDMONDS EAST Quadrangle, T26R04E10

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1963	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 277911

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00108, , Assessors Data Project: King County A	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 277911

Photos



17220 Beach Drive, view northeast.jpg



17220 Beach Drive, view northwest.jpg



Historic Property Report

Resource Name: Residence

Property ID: 277911

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 4030100012

SHPO Determination

Detail Information

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 17220 Beach Drive NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1963 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 277911

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Balloon Frame
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 277911

Significance narrative:**Integrity**

From its period of construction (1963), the residence at 17220 Beach Drive retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original parcel in this small beach community. Alterations including window replacement have diminished the building's integrity of design, materials, and workmanship.

Evaluation

The building at 17220 Beach Drive was constructed in 1963 during a period of postwar residential development in this beach community. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). As an example of a Ranch home, the building is characterized by its low-slung massing, rectangular plan, and flat roof carport. It lacks other character-defining features of the form, including original windows, and does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on integrity loss, HRA recommends 17220 Beach Drive is not eligible for listing in the NRHP or WHR under any criteria.

Physical description:

Built in 1963, according to the King County Assessor, the single-family dwelling facing northeast at 17220 Beach Drive is a one-story, wood-framed house located on a dead-end street to the east of Bothell Way NE, along the edge (west) of the Burke-Gilman Trail. Lake Washington is located to the east (King County Assessor 2020). The rectangular building is 1,460 square feet, rests on a poured-concrete foundation, is clad in clapboards, and is topped by a low-pitched, side-gabled roof. The facade includes a central entry with concrete stoop. Three large sliding-track, vinyl-framed windows are located north of the entry. Smaller vinyl-framed windows are located to the south. An interior brick chimney projects from the roof ridge line. There are no openings at the southeast and northwest elevations. A flat roof carport is located at the northwest side of the parcel. The rear elevation is not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 378892

Location



Address: 17228 BEACH DR NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 4030100016
Plat/Block/Lot: LAKE FOREST WATERFRONT ADDNWLY 60 FT MEAS ON NELY
Geographic Areas: King County, EDMONDS EAST Quadrangle, EDMONDS EAST Quadrangle, King County, T26R04E10

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1947	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 378892

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00113, , Assessors Data Project: King County C	7/11/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 378892

Photos



17228 Beach Drive NE, view southeast.jpg



17228 Beach Drive NE, view northeast.jpg



17228 Beach Drive NE, courtesy of Google Earth, 2011, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 378892

Inventory Details - 7/11/2011

Common name:

Date recorded: 7/11/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 4030100016

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 17228 Beach Drive NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1947 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 378892

Inventory Details - 8/20/2020

Common name:

Date recorded: 8/20/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Wood - Vertical Boards
Cladding	Brick
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Built Up
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion

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

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

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



Historic Property Report

Resource Name: Residence

Property ID: 378892

Significance narrative:**Integrity**

From its period of construction (1947), the residence at 17228 Beach Drive appears to retain integrity of location, setting, design, materials, workmanship, feeling, and association, as it remains a relatively intact single-family residence on its original parcel in a small beach community.

Evaluation

The residence at 17228 Beach Drive, which dates from 1947, was constructed during a period of postwar residential development in this beach community, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an intact example of a small, Ranch house with elements of the Prairie (Usonian) style, as evidenced by its flat roof with deep, flat eaves, banks of vertical and corner-wrapping windows, geometric massing, wide, exterior chimney, deemphasized entry, and mix of cladding materials including brick, along with an attached garage and carport. Although the building is modest in size and is not known to be the work of a master architect, it does embody the distinctive characteristics of the Usonian house type, the mid-century period in which it was constructed, and its method of construction. It may not represent the work of a master; or possess high artistic values, but it does retain sufficient significance to qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on its level of significance and integrity, HRA recommends 17228 Beach Drive is eligible for listing in the NRHP and WHR under Criterion C as an intact example of a Usonian style residence with a period of significance dating to its construction in 1947. Although surveyed from the ROW, HRA assumes the eligible resource includes the historically plotted and current tax lot.

Physical description:

Built in 1947, according to the King County Assessor, the single-family dwelling at 17228 Beach Drive is a one-story, wood-framed house facing southwest toward Beach Drive, just east of Bothell Way NE and the Burke-Gilman Trail. Lake Washington is located to the east (King County Assessor 2020). The parcel is enclosed by a wood fence along three sides and includes a paved driveway at the rear (northwest). The building is 1,000 square feet and occupies an irregular footprint. It rests on a poured-concrete foundation, is clad in vertical wood siding and brick veneer, and is topped by a flat roof with broad eaves. The facade features an off-center recessed entry covered by a roof overhang supported by metal posts. The entry has a bank of three fixed windows at the west side and a sliding-track, corner-wrapping window at the east side. The primary (southwest) and east elevations are sheathed in brick veneer (lower wall) and vertical wood siding, while the secondary facades are clad in brick. A prominent exterior brick chimney and projecting window bay occupy the building's southwest corner. A sliding-track window is located to the north on this side elevation. The rear elevation has an attached flat roof garage and carport. A single door is positioned on the rear facade, providing access from the garage.



Historic Property Report

Resource Name: Residence

Property ID: 378892

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document,
<https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26,
2020.

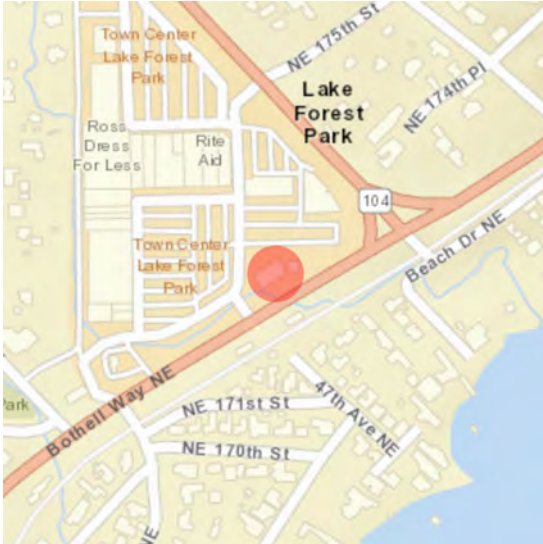


Historic Property Report

Resource Name: Commercial building

Property ID: 722824

Location



Address: 17181 Bothell Way NE, Seattle, Washington, 98155

Geographic Areas: King County, T26R04E10, EDMONDS EAST Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1965	<input checked="" type="checkbox"/>
Addition	1975	<input checked="" type="checkbox"/>
Addition	1985	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Financial Institution
Commerce/Trade	Commerce/Trade - Financial Institution

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 722824

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/20/2020	Survey/Inventory	

Historic Property Report

Resource Name: Commercial building

Property ID: 722824

Photos



17181 Bothell Way NE, view northeast.jpg



17181 Bothell Way NE, view south.jpg



17181 Bothell Way NE, view northeast_2.jpg



17181 Bothell Way NE, view southwest_2.jpg



17181 Bothell Way NE, view southwest.jpg

17181 Bothell Way NE, view south_2.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 722824

Inventory Details - 8/20/2020

Common name: Bank of America building
Date recorded: 8/20/2020
Field Recorder: Chrisanne Beckner and Brooke Best
Field Site number:
SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Foundation	Concrete - Poured
Cladding	Brick
Cladding	Wood - Clapboard
Cladding	Concrete - Precast
Structural System	Wood - Balloon Frame
Form Type	Commercial
Roof Type	Gable
Roof Material	Asphalt/Composition

Styles:

Period	Style Details
Modern Movement	New Formalism

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 722824

Significance narrative:**Integrity**

From its period of construction (ca. 1965), the commercial bank building at 17181 Bothell Way NE retains integrity of location, setting, and association, as it remains on its original parcel and continues to be used as a bank building. Numerous alterations, including an addition with teller machine constructed ca. 1975, a bump-out on the facade, window and door replacements, an added canopy at the entry, and recladding, have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The commercial building at 17181 Bothell Way NE was constructed ca. 1965 during a period of later twentieth century development of Lake Forest Park, but it does not appear, based on a review of historic maps and local histories, to hold any specific association with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of Modern bank building with reference to New Formalism, evident in its irregular rooflines. Alterations and additions have obscured its historic-period character, and the building no longer represents a distinctive example of its type, period, or method of construction. It is not the work of a master; does not possess high artistic value; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that 17181 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria of significance (Criteria A–D).

Physical description:

Built in 1970, according to the King County Assessor, the commercial bank building at 17181 Bothell Way NE is a one-story masonry building situated within the Lake Forest Park Shopping Center, near the intersection of Bothell Way NE and Ballinger Way NE (King County Assessor 2020). A review of historic aerials indicated the building was constructed by 1968, the teller addition was constructed ca. 1975, and the entrance awning was added ca. 1985 (NETROnline 2020). HRA assumes the actual date of construction of the building is ca. 1965. The building faces northwest toward the parking lot. The building has an irregular footprint, is 3,870 square feet, sits on a poured-concrete foundation, is clad in a combination of brick veneer, clapboard, and concrete panel siding, and is topped by a low-pitched gable roof clad in standing-seam metal. The building's roof includes a vaulted gable. Over the building's primary entry (northwest) is a recently added concrete canopy (likely dating from renovations in 2009 or 2015) (King County Assessor 2020). Below the canopy, supported by two angled wood posts resting on stone and brick piers, the facade features a double-door entry. A drive-thru teller machine is located on the building's angled northeast facade. It shelters under another added canopy with complex roofline. Three narrow windows flank the drive-thru on the east side and a large, fixed window is located on the west side. The primary building's southwest facade contains a window wall along one half, with a decorative vertical wood screen framing it on one side. The rear (southeast) elevation contains a bank of narrow windows and a single metal door.



Historic Property Report

Resource Name: Commercial building

Property ID: 722824

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.
NETROnline
2020 Historic Aerials: Lake Forest Park, Washington. Electronic document, <https://www.historicaerials.com/>, accessed May 26, 2020.

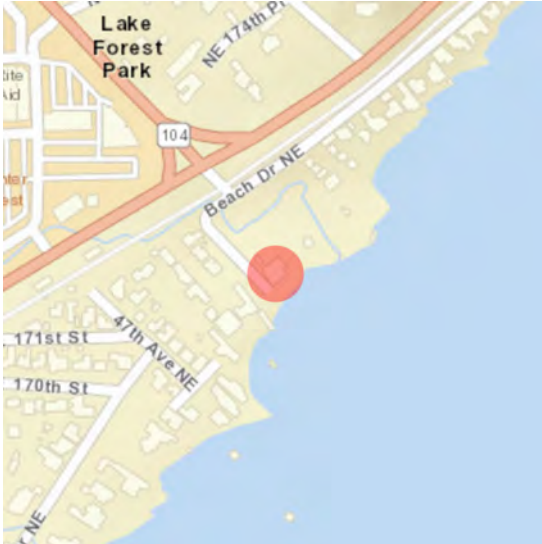


Historic Property Report

Resource Name: Lake Forest Park Civic Clubhouse

Property ID: 723309

Location



Address: 17301 Beach Dr NE, Seattle, Washington, 98155

Geographic Areas: EDMONDS EAST Quadrangle, T26R04E10, King County

Information

Number of stories: N/A

Construction Dates:

Construction Type	Year	Circa
Built Date	1967	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Social	Social - Clubhouse
Social	Social - Clubhouse

Historic Context:

Category

Architecture

Entertainment/Recreation

Social History

Architect/Engineer:

Category	Name or Company
Architect	Siegenthaler, Stan



Historic Property Report

Resource Name: Lake Forest Park Civic Clubhouse

Property ID: 723309

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2016-01-00010, DAHP, Architect File	11/3/2020	Survey/Inventory	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/23/2020	Survey/Inventory	



Historic Property Report

Resource Name: Lake Forest Park Civic Clubhouse

Property ID: 723309

Inventory Details - 11/3/2020

Common name:

Date recorded: 11/3/2020

Field Recorder: Michael Houser

Field Site number:

SHPO Determination

Styles:

Period	Style Details
Modern Movement	Alpine



Historic Property Report

Resource Name: Lake Forest Park Civic Clubhouse

Property ID: 723309

Inventory Details - 11/23/2020

Common name:

Date recorded: 11/23/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Plan	Irregular
Form Type	Commercial - A-Frame
Roof Type	Gable - Front
Roof Type	Flat with Eaves
Roof Material	Metal
Cladding	Wood - Board & Batten
Cladding	Brick
Cladding	Wood
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Contemporary

Surveyor Opinion



Historic Property Report

Resource Name: Lake Forest Park Civic Clubhouse

Property ID: 723309

Significance narrative:

Integrity

From its period of construction (1967), the clubhouse and surrounding site retain integrity of location and setting, as they remain on their original location on the bank of Lake Washington. Incompatible window, door, and roof replacement have diminished the building's integrity of design, materials, workmanship, and feeling. The building retains integrity of association.

Evaluation

The Lake Forest Park Civic Club at 17301 Beach Drive NE includes a clubhouse that dates to 1967. According to the Lake Forest Park Civic Club website, the club's organization dates to 1924 (Lake Forest Park Civic Club 2020). While fire destroyed original resources associated with the club, the current clubhouse has been serving the almost 96-year-old organization for more than half its life. According to newspaper articles in the Seattle Times, the civic club clubhouse has hosted dances, social events, and local community events important to the lives of local residents. Therefore, it is associated with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an example of A-frame construction with Contemporary details, including angled windows in the eaves and walls of windows designed to take in the view of Lake Washington. Its character defining features include its irregular plan, A-frame roof, siding, fenestration, and relationship with Lake Washington. Research into architect Stan Siegenthaler revealed that he was a partner in a short-lived Seattle firm, Nelson & Siegenthaler, which designed the Northwest Memorial Hospital in Seattle with Charles Albert Lawrence, Jr. (Ochsner 2014:453). The building embodies the distinctive characteristics of its type, period, and method of construction. It does not possess high artistic value and does not represent the work of a master, but the building and its surrounding landscape could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Finally, the clubhouse was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D). Based on its level of significance under Criteria A and C, and in spite of some integrity loss, Historical Research Associates (HRA) recommends 17301 Beach Drive NE is eligible for listing in the National Register of Historic Preservation and Washington Heritage Register under Criteria A and C as a locally significant civic club with a Contemporary A-frame and functionally related units, limited to the surrounding landscape and the docks and boat launch. Although surveyed from the right-of-way, HRA assumes the eligible resource includes the historically plotted and current tax lot.



Historic Property Report

Resource Name: Lake Forest Park Civic Clubhouse

Property ID: 723309

Physical description:

The King County Assessor does not include a date of construction for the Lake Forest Park Civic Club at 17301 Beach Drive NE. The club, originally founded in 1924, maintains a clubhouse and docks on Lake Washington for the surrounding Lake Forest Park community. An article in the Northshore Citizen, with a sketch of the current building, notes that a former club house burned and was set to be replaced with one designed by Stan Siegenthaler (McCoy 1965). The article described the proposed building: "A kitchen, dressing rooms and lavatories, storage area, and a high fireplace are part of the first floor area. Overlooking the main hall are the caretaker's quarters and a large balcony. A concrete slab will form the base for the structure" (McCoy 1965).

Today, the clubhouse sits on a large parcel and faces east toward Lake Washington. Grave parking areas, paved drives, lawns, boat ramps, a picnic shelter, and a playground, along with a freestanding comfort station, are located on the parcel, along with a bridge over the Burke-Gilman Trail, which separates the civic club from SR522. The clubhouse and additional amenities are not within sight of the roadway. The clubhouse appears to be the only historic-period resource associated with the civic club. It sits on a poured-concrete foundation, is irregular in plan with a central A-frame surrounded by single-story and two-story projections to the east, north, and west, along with a wide concrete patio facing the water. The building is clad in horizontal wood boards with some vertical battens and brick accents. It is topped by a steep standing-seam metal roof on the A-frame and flat metal roofs with deep eaves on the projections. Windows are a combination of fixed wood-framed lights, and vinyl-framed sliding windows. The building's facade faces north and includes a two-story mass west of the A-frame clad in stacked bricks on the lower floor and wood siding on the upper floor. A single entry door and sliding window are located on the lower floor. A combination of fixed wood and sliding vinyl windows are located on the upper, wood-sided second floor. A single-story projecting entry on the facade includes narrow wood-framed windows and a recessed pair of glass-paneled entry doors, all with shallow transoms. The A-frame on this elevation includes a grid of wood-framed, fixed lights that angle with the sloping roofline. The building's west elevation includes single and two-story projections with additional pedestrian entries and sliding windows on walls clad in wood and brick. A brick chimney is found on the slope of the A-frame's roof. The south elevation includes an exterior stair and a fence shielding the lower floor of the A-frame. The building's east elevation faces the water and includes a single-story projection with a wall of fixed and sliding wood and vinyl-framed windows and a pair of glass paneled doors accessing the concrete patio, all sheltered under a deep projecting eave.

Additional features include docks and paved boat ramp east of the clubhouse, a recently constructed playground with playground equipment, and a picnic shelter including a concrete pad covered by a shelter with pyramid, standing-seam metal roof north of the clubhouse. A gas grill, metal sink and metal work table are located against a wall on the northern end of the shelter. The comfort station, a rectangular building with stacked-brick walls, three metal doors, and sliding windows is located west of the clubhouse.

Bibliography:

Lake Forest Park Civic Club. 2020. Welcome to Lake Forest Park Civic Club. Electronic document, <https://lfpc.org/>, accessed November 18, 2020.

McCoy, Betty. 1965. Lake Forest Park's New Civic Club, February 24. Electronic document, <https://wisaard.dahp.wa.gov/Resource/704138/PropertyInventory/1629017>, accessed November 18, 2020.

Ochsner, Jeffrey Karl. 2014. Shaping Seattle Architecture: A Historical Guide to the Architects. Second Edition. University of Washington Press, Seattle.

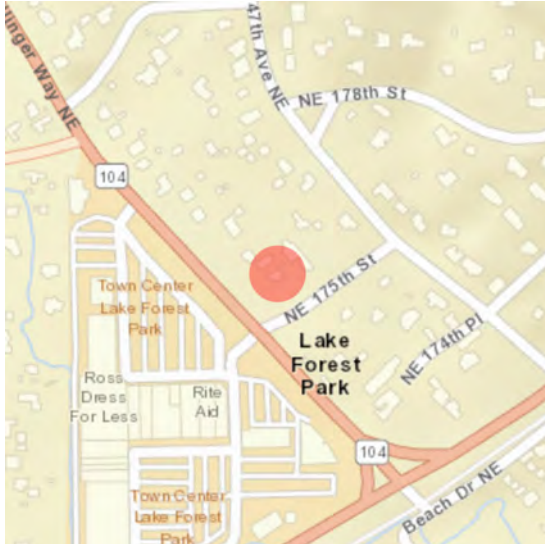


Historic Property Report

Resource Name: Residence

Property ID: 476636

Location



Address: 17510 BALLINGER WAY NE, LAKE FOREST PARK, WA
Tax No/Parcel No: 4019301580
Plat/Block/Lot: LAKE FOREST PARK ADD LESS NWLY 1 FT & LESS NELY 60
Geographic Areas: King County, EDMONDS EAST Quadrangle, EDMONDS EAST Quadrangle, King County, T26R04E10

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1937	<input checked="" type="checkbox"/>
Addition	1970	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture



Historic Property Report

Resource Name: Residence

Property ID: 476636

Architect/Engineer:

Category	Name or Company
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Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00137, , Assessors Data Project: King County N	7/12/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 476636

Photos



17510 Ballinger Way, view west.jpg



17510 Ballinger Way, view northwest.jpg



17510 Ballinger Way, 1972, courtesy of the King County Assessor, view west.jpg



Historic Property Report

Resource Name: Residence

Property ID: 476636

Inventory Details - 7/12/2011

Common name:

Date recorded: 7/12/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 4019301580

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 17510 Ballinger Way NE, Lake Forest Park, is located in King County. According to the county assessor, the structure was built in 1937 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 476636

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Structural System	Wood - Balloon Frame
Cladding	Brick
Cladding	Wood - Clapboard
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 476636

Significance narrative:**Integrity**

From its period of construction (1937), the residence at 17510 Ballinger Way retains integrity of location, setting, feeling, and association, as it remains a single-family residence on its original parcel in a residential neighborhood. The house's extensive renovations—including window replacement and second-story addition constructed ca. 1970—have diminished the building's integrity of design, materials, and workmanship (King County Assessor 2020).

Evaluation

The two-story residence at 17510 Ballinger Way was constructed in 1937 during a period of residential development in Lake Forest Park but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building was greatly enlarged during the historic period, which has obscured its original character (see Figure 8.103-3). It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends 17510 Ballinger Way is not eligible for listing in the NRHP or WHP under any criteria (Criteria A–D).

Physical description:

Built in 1937, according to the King County Assessor, the single-family dwelling at 17510 Ballinger Way is a 1.5-story house facing southeast toward NE 175th Street (King County Assessor 2020). It is set back from the street on a large corner parcel at the intersection of Ballinger Way and NE 175th Street, across from the Lake Forest Park Shopping Center. The building is surrounded by mature trees and enclosed by a low wood fence, with a driveway on the southwest side. The 3,230-square-foot building is L-shaped in plan, sits on a poured-concrete foundation, is clad in brick and clapboards, and is topped by a cross-gabled roof. The facade features an off-center entry at the juncture where the gable wings meet. Three grouped, fixed windows are located on the facade's south end. To the north of the entry, a side-gabled wing with second-story gable addition with a round window is set back from the facade. Fenestration on the primary mass includes large, fixed, corner-wrapping windows at the first floor below two one-over-one windows on the upper floor. The northeast elevation has an exterior brick chimney (east side) and two double-hung windows at the first and second floors. A secondary entry is located at the southwest elevation. The rear elevation is not visible from the ROW.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

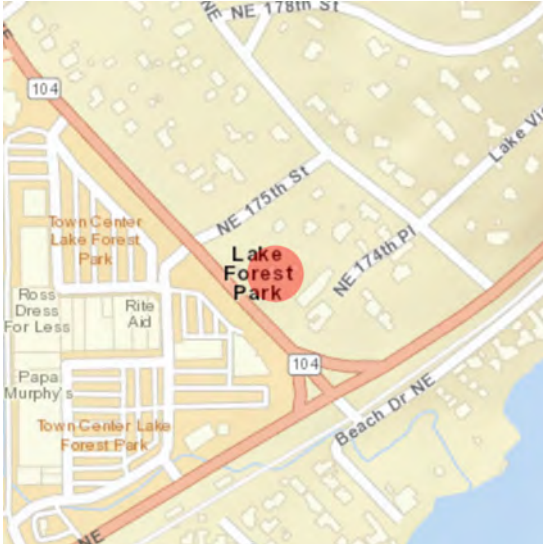


Historic Property Report

Resource Name: Gardiner J. and Mabel F. Gwinn House

Property ID: 41520

Location



Address: 17430 Ballinger Way NE, Lake Forest Park, WA 98155

Geographic Areas: King County, EDMONDS EAST Quadrangle, King County, T26R04E10

Information

Number of stories: 1.50

Construction Dates:

Construction Type	Year	Circa
Built Date	1925	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Gardiner J. and Mabel F. Gwinn House

Property ID: 41520

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	

Historic Property Report

Resource Name: Gardiner J. and Mabel F. Gwinn House

Property ID: 41520

Photos



17430 Ballinger Way, view north.jpg



17430 Ballinger Way, view northeast.jpg



17430 Ballinger Way, 1951, courtesy of the King County Assessor, view northeast.jpg



Original HPI form(s)



Historic Property Report

Resource Name: Gardiner J. and Mabel F. Gwinn House

Property ID: 41520

Inventory Details - 1/1/1900

Common name:

Date recorded: 1/1/1900

Field Recorder:

Field Site number: 0389

SHPO Determination



Historic Property Report

Resource Name: Gardiner J. and Mabel F. Gwinn House

Property ID: 41520

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Structural System	Wood - Balloon Frame
Cladding	Stucco
Cladding	Brick
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling - Cross Gable

Styles:

Period	Style Details
Mid-Late 19th and Early 20th Century Revivals	Tudor

Surveyor Opinion

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

Significance narrative: Integrity
From its period of construction (1925), the residence at 17430 Ballinger Way retains integrity of location, setting, design, materials, workmanship, feeling, and association, as it remains a single-family residence on its original parcel in a residential enclave at the edge of the Lake Forest Shopping Center and remains relatively intact.

Evaluation

The Tudor Revival residence at 17430 Ballinger Way was built in 1925 and is associated with Lake Forest Park's residential development during the early twentieth century. Ole Hanson and A. H. Reid incorporated the North Seattle Improvement Company in 1909 and promoted the benefits of buying a home in the area, which became known as "The Park", especially for people who had cars. By the 1920s, there were more than 100 new homes, along with a school and a civic club (Stein 1998) (Criterion A). The residence is associated with Gardner J. and Mabel R. Gwinn, who resided here from 1925 to 1944. In Barbara Drake Bender's book, *Growing Up with Lake Forest Park*, she describes how the family was attracted to the area as a place for their children to "grow and expand" (the family included Gwinn's three sons by a former marriage and five children from their



Historic Property Report

Resource Name: Gardiner J. and Mabel F. Gwinn House

Property ID: 41520

marriage). According to Bender, they purchased a portion of the Wurdemann estate where Gardner Gwinn designed and built their new home on Ballinger Way (Criterion B). The residence “attracted attention not only for its beauty of design and landscaping, but for the initial ‘G’ on the fireplace chimney” (Bender 1983:85). Gwinn, who established himself as one of Seattle’s most influential home builders and land developers in the early twentieth century, started his own construction firm (Gardner J. Gwinn, Incorporated) in 1913. By 1924, he had “designed and built more than 600 homes before branching out into apartments and commercial projects” (Caldbeck 2019). Notable projects include the New Belmont (1924), Astor Court Apartments (1926), Marlborough House (1927), and the Benjamin Franklin Hotel (1929). Gwinn served as president of the Seattle Master Builders Association (1927–1928) and was a longtime member of the Chamber of Commerce and the Exchange Club (Caldbeck 2019; Houser 2017). Gardner and his wife, Mabel, were active in the Lake Forest Park community, including Sunday School teachers at the Presbyterian Church and members of the PTA and Civic Club. In 1944, the Gwinn family moved to Seattle.

In terms of architectural significance, the 1.5-story residence exhibits distinctive characteristics of the Tudor Revival style, including the steep-pitched roof with bellcast eave, stucco exterior, arched entry, prominent front chimney, grouped wood windows, and asymmetrical layout. Due to its high level of integrity, the building continues to represent a distinctive example of its type, period, and method of construction. Gwinn was a prominent designer and builder, and the building possesses high artistic value. Though the building could qualify as a contributing resource to a potential or existing historic district, were such a district present, it is most appropriately evaluated for its individual eligibility (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on its significance and integrity, HRA recommends that the Tudor Revival residence at 17430 Ballinger Way qualifies for listing in the NRHP and WHR under Criterion A for its association with Lake Forest Park’s early-twentieth century residential development. It also is significant for its strong connection with Gardner and Mabel Gwinn, who resided here from 1925 to 1944 (Criterion B). The building is also eligible as a distinctive local example of a Tudor Revival residence, designed and built by Gardner J. Gwinn (Criterion C). The building’s period of significance dates to its construction in 1925. Though surveyed from the public ROW, HRA assumes the boundary for the eligible resource is the historically plotted and current tax lot.



Historic Property Report

Resource Name: Gardiner J. and Mabel F. Gwinn House

Property ID: 41520

Physical description:

Built in 1925, according to the King County Assessor, the Tudor Revival residence at 17430 Ballinger Way is 1.5-story house facing southwest toward Ballinger Way (King County Assessor 2020). It is sited on a large corner parcel at the intersection of Ballinger Way and NE 175th Street, across from the Lake Forest Park Shopping Center. The building is largely hidden by mature trees and tall laurel hedges. A circular drive is located on the south side. The 3,150-square-foot building is L-shaped in plan, sits on a poured-concrete foundation, is clad in stucco with exposed brick accents, and is topped by a steep, cross-gabled roof. The facade features character-defining elements of the Tudor Revival style, including steep gable with bellcast eaves, a prominent exterior chimney centered on the gable, and an off-center arched entry portico with decorative brickwork and eyebrow arch. The portico shelters the main entry and is accessed via two sets of brick steps with metal railing. An incorporated garage bay is located at the basement level of the intersecting gable wing (southeast) and appears to retain its original wood-paneled doors with 10-light windows. Fenestration includes large fixed windows at the first floor and double-hung, wood-framed windows flanking the chimney on the facade's upper floor. A shed-roofed dormer is located west of the entry. The east elevation has three, grouped, six-over-one double-hung windows centered on the gable. The rear and west side elevations were not visible from the ROW.

Bibliography:

Bender, Barbara Drake

1983 Growing Up with Lake Forest Park: The Early Decades in "North Seattle". Creative Communications, Edmonds, Washington.

Caldbeck, John

2009 Gardner J. Gwinn (1888-1959), HistoryLink.org Essay 9082. Electronic document, <https://www.historylink.org/File/9082>, accessed February 10, 2020.

Houser, Michael

2017 Architect Biographies, Gardner J. Gwinn (1888–1959). Department of Archaeology and Historic Preservation. Electronic document, <https://dahp.wa.gov/historic-preservation/research-and-technical-preservation-guidance/architect-biographies/bio-for-gardner-j-gwinn>, accessed February 14, 2020.

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Stein, Alan J.

1998 Lake Forest Park–Thumbnail History. HistoryLink.org Essay 419. Electronic document, <https://www.historylink.org/File/419>, accessed February 14, 2020.



Historic Property Report

Resource Name: Commercial building

Property ID: 333471

Location



Address: 6115 NE BOTHELL WAY, KENMORE, WA
Tax No/Parcel No: 1126049010
Plat/Block/Lot: POR GL 3 BEG AT N 1/4 COR TH SALG N & S CTR LN 159
Geographic Areas: King County, EDMONDS EAST Quadrangle, EDMONDS EAST Quadrangle, T26R04E11, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1954	<input checked="" type="checkbox"/>
Remodel	1990	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Transportation	Transportation - Road-Related (vehicular)
Transportation	Transportation - Road-Related (vehicular)

Historic Context:

Category
Architecture
Architecture



Historic Property Report

Resource Name: Commercial building

Property ID: 333471

Architect/Engineer:

Category	Name or Company
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Thematics:**Local Registers and Districts**

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/1/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 333471

Photos



6115 Bothell Way NE, view east.jpg



6115 Bothell Way NE, view southwest.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 333471

Inventory Details - 7/1/2011

Common name:

Date recorded: 7/1/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 1126049010

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Commercial
Structural System	Metal - Steel

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 6115 NE Bothell Way, Kenmore, is located in King County. According to the county assessor, the structure was built in 1954 and is a commercial business. Also according to the county assessor, the structure was remodeled in 1990. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Commercial building

Property ID: 333471

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Structural System	Metal - Steel
Foundation	Concrete - Poured
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Built Up
Cladding	Concrete
Form Type	Commercial

Styles:

Period	Style Details
Late 19th and Early 20th Century American Movements	Commercial

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 333471

Significance narrative:**Integrity**

From its period of construction (1954), the commercial building at 6115 Bothell Way NE retains integrity of location, feeling, and association, as it remains on its original parcel and continues to serve as a convenience store. According to the tax assessor's record, the building was remodeled in 1990. The building's integrity of design, materials, and workmanship have been diminished by window replacements, the removal of original parapet signage, and branding associated with a national chain.

Evaluation

The one-story, prefabricated steel commercial building at 6115 Bothell Way NE was built in 1954, during a period of expanding transportation in the region. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The gas station/convenience store is a modest example of a commercial service building, featuring few character-defining features from the historic period apart from its rectangular massing and commercial storefront. It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the commercial building at 6115 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1954, according to the King County Assessor, the commercial building fronting north at 6115 Bothell Way NE is a one-story, commercial building set back from the street, with prefabricated steel gas pumps along the front (King County Assessor 2020). The 1,208-square-foot, rectangular building sits on a poured-concrete foundation and terminates in a flat roof with wide eaves. The facade features a central aluminum-framed entry door flanked by a single sidelight with banks of fixed, aluminum-framed windows across the facade. Two restroom doors are located on the west elevation, and a single metal door occupies the east elevation. The rear (south) elevation, which is sited on a slope above the Burke-Gilman Trail, is not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

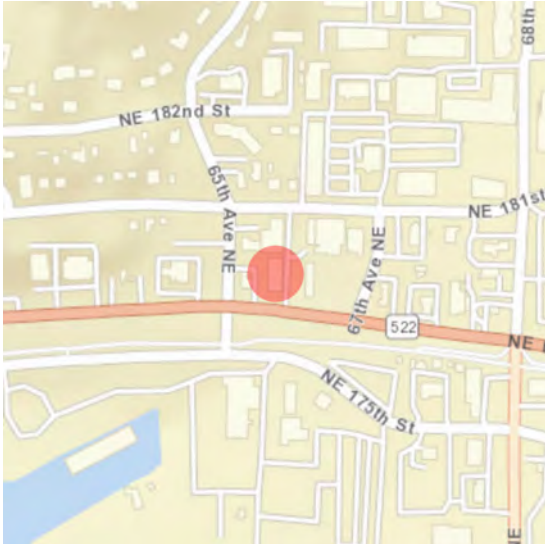


Historic Property Report

Resource Name: Commercial building

Property ID: 344264

Location



Address: 6512 NE BOTHELL WAY, KENMORE, WA
Tax No/Parcel No: 7946300210
Plat/Block/Lot: SQUIRES W C PLAT OF KENMORE LESS POR FOR RD PER RE
Geographic Areas: King County, EDMONDS EAST Quadrangle, T26R04E11, EDMONDS EAST Quadrangle, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1964	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Restaurant
Commerce/Trade	Commerce/Trade - Restaurant

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 344264

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/3/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 344264

Photos



6512 NE Bothell Way, view southwest.jpg



6512 NE Bothell Way, view northwest.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 344264

Inventory Details - 7/3/2011

Common name:

Date recorded: 7/3/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7946300210

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 6512 NE Bothell Way, Kenmore, is located in King County. According to the county assessor, the structure was built in 1964 and is a restaurant. Also according to the county assessor, the structure was remodeled in 1980. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Commercial building

Property ID: 344264

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Foundation	Concrete - Poured
Structural System	Wood - Balloon Frame
Cladding	Wood
Cladding	Stone
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Built Up
Form Type	Commercial

Styles:

Period	Style Details
Late 19th and Early 20th Century American Movements	Commercial

Surveyor Opinion

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

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



Historic Property Report

Resource Name: Commercial building

Property ID: 344264

Significance narrative:**Integrity**

From its period of construction (1964), the one-story commercial building at 6512 NE Bothell Way retains integrity of location, setting, design, materials, and workmanship, feeling, and association, as it remains on its original parcel along a commercial corridor and it remains relatively intact.

Evaluation

The one-story commercial building at 6512 NE Bothell Way was built in 1964, during a period of commercial roadside development in Kenmore. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A) (O'Connor 2011:5). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The commercial building is representative of the postwar roadside architecture that sprang up along western Washington's major transportation corridors. Character-defining features include its circular corner tower, horizontal massing, and panel cladding with stone accents, all features designed to attract the attention of passing drivers. The building continues to represent a distinctive example of its type, period, and method of construction. However, it is not known to be the work of a master and does not possess high artistic value. It could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

HRA recommends 6512 NE Bothell Way does not possess sufficient significance and integrity to be eligible for individual listing in the NRHP or WHP under any criteria (Criteria A–D). It could qualify as a contributing resource to a potential historic district associated with postwar roadside development under NRHP Criterion C, were such a district present.

Physical description:

Built in 1964, according to the King County Assessor, the commercial building fronting east at 6512 NE Bothell Way is a one-story, masonry structure within a small shopping complex including 6522 NE Bothell Way, evaluated separately (King County Assessor 2020). The slightly irregular building is 7,299 square feet, sits on a poured-concrete foundation, is clad in composite panels with wood battens, and is topped by a flat roof. The building's primary (east) facade features an entry at the north side, which consists of double, metal-framed glass doors with a full-height sidelight and transom. Three fixed windows flank the entry to the south. The roof along the primary facade has generous overhangs with exposed wood beams. A taller, circular tower at the facade's southeast corner has tall, fixed windows framed by decorative stone pillars dividing them into vertical bays. The tower's flat roof features a generous unornamented overhang. The building's roof signage is still intact at the south end. The north and rear (west) elevations are concrete-block walls with no openings. Decorative diamond-pattern concrete block embellishes the rear elevation.



Historic Property Report

Resource Name: Commercial building

Property ID: 344264

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

O'Connor, Lee

2011 Historic Property Reconnaissance-Level Survey, Kenmore, WA, 2010–2011. King County Historic Preservation Program, Seattle, Washington. Submitted to City of Kenmore, Kenmore, Washington, and Washington State Department of Archaeology and Historic Preservation, Olympia. On file at the Department of Archaeology and Historic Preservation, Olympia, Washington.

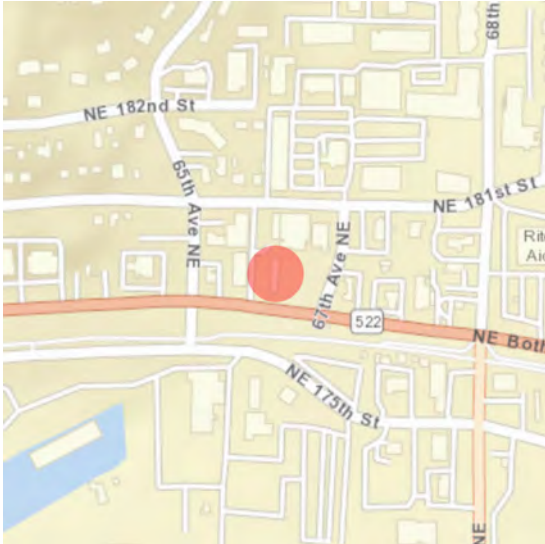


Historic Property Report

Resource Name: Commercial building

Property ID: 341458

Location



Address: 6522 NE BOTHELL WAY, KENMORE, WA
Tax No/Parcel No: 7946300205
Plat/Block/Lot: SQUIRES W C PLAT OF KENMORE LESS POR FOR RD PER RE
Geographic Areas: King County, EDMONDS EAST Quadrangle, King County, T26R04E11, EDMONDS EAST Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1963	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Business
Commerce/Trade	Commerce/Trade - Business

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 341458

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 341458

Photos



6522 NE Bothell Way, view northeast.jpg



6522 NE Bothell Way, view southeast.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 341458

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7946300205

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 6522 NE Bothell Way, Kenmore, is located in King County. According to the county assessor, the structure was built in 1963 and is a commercial business. Also according to the county assessor, the structure was remodeled in 1980. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Commercial building

Property ID: 341458

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Stone
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Built Up
Structural System	Wood - Balloon Frame
Form Type	Commercial

Styles:

Period	Style Details
Late 19th and Early 20th Century American Movements	Commercial

Surveyor Opinion

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

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



Historic Property Report

Resource Name: Commercial building

Property ID: 341458

Significance narrative:

Integrity

From its period of construction (1963), the commercial building at 6522 NE Bothell Way retains integrity of location, setting, design, materials, workmanship, feeling, and association, as it remains on its original parcel along a commercial corridor and remains relatively intact.

Evaluation

The one-story commercial block at 6522 NE Bothell Way was built in 1963, during a period of commercial roadside development in Kenmore. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A) (O'Connor 2011:5). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The commercial building is representative of the postwar roadside architecture that sprang up along western Washington's major transportation corridors. Character-defining features include its horizontal massing, rough-cut stonework, and storefront entries, all features designed to attract the attention of passing drivers. The building continues to represent a distinctive example of its type, period, and method of construction. However, it is not known to be the work of a master and does not possess high artistic value. It could qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

HRA recommends 6522 NE Bothell Way does not possess sufficient significance and integrity to be eligible for individual listing in the NRHP or WHP under any criteria (Criteria A–D). It could, however, qualify as a contributing resource to a potential historic district associated with postwar roadside development under Criterion C, were such a district present.

Physical description:

Built in 1963, according to the King County Assessor, the commercial building fronting west at 6522 NE Bothell Way is a one-story, masonry structure within a small shopping complex including 6512 NE Bothell Way, evaluated separately (King County Assessor 2020). The 5,192-square-foot, rectangular building sits on a poured-concrete foundation, is clad in rough-cut stone veneer, and is topped by a flat roof with a broad overhang and exposed beams. The building's primary (west) facade is divided into four commercial storefronts with rough-cut stone veneer walls. The storefronts contain aluminum-framed entries with transoms and fixed, full-length windows. The building's south elevation has a recessed, flat roof wing containing another entry and full-height windows. The generous roof overhang features chamfered wood beams. The north and rear (east) elevations are concrete-block walls with no openings.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

O'Connor, Lee

2011 Historic Property Reconnaissance-Level Survey, Kenmore, WA, 2010–2011. King County Historic Preservation Program, Seattle, Washington. Submitted to City of Kenmore, Kenmore, Washington, and Washington State Department of Archaeology and Historic Preservation, Olympia. On file at the Department of Archaeology and Historic Preservation, Olympia, Washington.

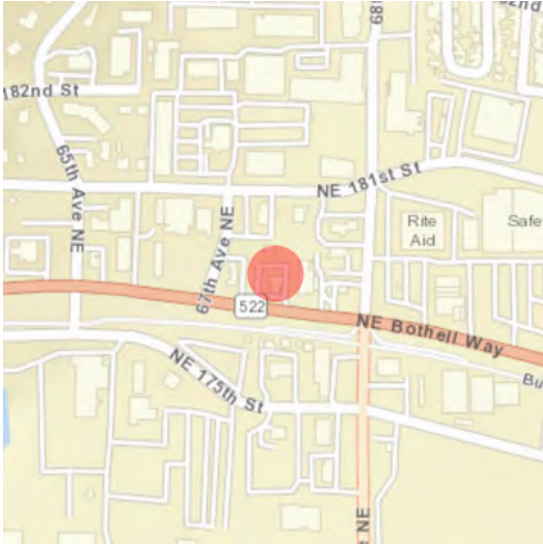


Historic Property Report

Resource Name: Commercial Building

Property ID: 333459

Location



Address: 6720 NE BOTHELL WAY, KENMORE, WA
Tax No/Parcel No: 7946300120
Plat/Block/Lot: SQUIRES W C PLAT OF KENMORE
Geographic Areas: King County, EDMONDS EAST Quadrangle, T26R04E11

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1956	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Transportation	Transportation - Road-Related (vehicular)
Transportation	Transportation - Road-Related (vehicular)

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial Building

Property ID: 333459

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/1/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/24/2020	Survey/Inventory	

Historic Property Report

Resource Name: Commercial Building

Property ID: 333459

Photos



6720 NE Bothell Way, view northwest



6720 NE Bothell Way, view northeast



Historic Property Report

Resource Name: Commercial Building

Property ID: 333459

Inventory Details - 7/1/2011

Common name:

Date recorded: 7/1/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7946300120

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Metal - Steel
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 6720 NE Bothell Way, Kenmore, is located in King County. According to the county assessor, the structure was built in 1956 and is a commercial business. Also according to the county assessor, the structure was remodeled in 1979. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Commercial Building

Property ID: 333459

Inventory Details - 11/24/2020

Common name:

Date recorded: 11/24/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Plan	Rectangle
Structural System	Masonry - Precast Concrete
Cladding	Concrete
Cladding	Stone
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Built Up
Form Type	Commercial - One-Part Block

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial Building

Property ID: 333459

Significance narrative:**Integrity**

From its period of construction (1956), the commercial building at 6720 NE Bothell Way retains integrity of location and setting, as it remains on its original parcel along a busy thoroughfare. Alterations including additions at the eave and a change of use that removed historic-period character-defining features like gas pumps, have diminished its integrity of design, materials, workmanship, feeling, and association.

Evaluation

The commercial one-part block at 6720 NE Bothell Way was constructed as a gas station in 1956, known as Bob's Richfield in the 1960s, was part of the Arco chain by 1979, and was acquired by U-Haul in 1989, although it was associated with the moving company as early as 1984, according to ads in the Seattle Times (King County Assessor 2020; Seattle Times 1984a). The building does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A).

Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The former gas station is a modest example of a commercial service building transformed into an office space, featuring few character-defining features from the historic period apart from its rectangular massing and possibly some elements of its commercial storefront. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, Historical Research Associates recommends that the commercial building at 6720 NE Bothell Way is not eligible for listing in the National Register of Historic Places or Washington Heritage Register under any criteria (Criteria A through D).

Physical description:

According to the King County Assessor, the single-story commercial building at 6720 NE Bothell Way was constructed in 1956 (King County Assessor 2020). The building is rectangular and faces south toward NE Bothell Way. The building sits on a poured-concrete foundation, is constructed of parged concrete with panels of stone trim, and is topped by a flat roof, built-up, with a wavy eave, a branded feature typical of U-Haul buildings. The building's facade faces south and includes a covered bay topped by a flat roof supported by metal posts. The entry includes glass paneled doors flanked by full-height metal-framed windows on the facade, as well as a single overhead garage door on the southeast end. A window wraps the building's southwest corner, but side elevations include no other fenestration. The building's form, entry, and covered bay hint at its former use as a gas station, as indicated in the King County Assessor's record. A large exterior sign reads "U-HAUL."



Historic Property Report

Resource Name: Commercial Building

Property ID: 333459

Bibliography:

King County Office of the Assessor. 2020. King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

Seattle Times. 1984a. U-Haul Now Rents. April 8. Seattle Times, available through the Seattle Public Library. Electronic document, <https://www.spl.org/>, accessed November 18, 2020.



Historic Property Report

Resource Name: Commercial Building

Property ID: 723436

Location



Address: 6722 NE Bothell Way, Kenmore, Washington, 98028

Geographic Areas: King County, T26R04E11, EDMONDS EAST Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1946	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	
Commerce/Trade	

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial Building

Property ID: 723436

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/24/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial Building

Property ID: 723436

Photos



6722 NE Bothell Way, view northwest



6722 NE Bothell Way, view northeast



Historic Property Report

Resource Name: Commercial Building

Property ID: 723436

Inventory Details - 11/24/2020

Common name:

Date recorded: 11/24/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Structural System	Masonry - Concrete Block
Cladding	Brick
Cladding	Concrete - Block (cmu)
Roof Type	Flat with Parapet
Roof Material	Asphalt/Composition - Rolled
Form Type	Commercial - One-Part Block
Plan	Rectangle

Styles:

Period	Style Details
Late 19th and Early 20th Century American Movements	Commercial

Surveyor Opinion



Historic Property Report

Resource Name: Commercial Building

Property ID: 723436

Significance narrative:**Integrity**

From its period of construction (1946), the building at 6722 NE Bothell Way appears to retain integrity of location and setting, as it remains on its original parcel alongside a busy thoroughfare. A change in use and the addition of a metal awning and garage doors have diminished its integrity of design, materials, workmanship, feeling, and association.

Evaluation

The auto repair shop at 6722 NE Bothell Way was constructed for an unknown use and converted to a service center at an unknown date. It is now associated with Fit Auto USA, a franchise launched in 2011 and headquartered in California. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The service center is a modest example of a commercial one-part block, featuring few character-defining features from the historic period apart from its rectangular massing and commercial storefront. It does not embody the distinctive characteristics of a type, period or method of construction; does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, Historical Research Associates recommends that the commercial building at 6722 NE Bothell Way is not eligible for listing in the National Register of Historic Places or Washington Heritage Register under any criteria (Criteria A through D).

Physical description:

According to the King County Assessor, the one-part commercial block (addressed on the building at 6722 NE Bothell Way, although the Assessor identifies the building as 6728 Bothell Way) was constructed in 1946 (King County Assessor 2020). It is now associated with a neighboring building at 6734 NE Bothell Way, evaluated separately. The building at 6722 NE Bothell Way is used by a collision repair shop known as "Fix Auto Kenmore." The building sits on a poured-concrete foundation, is constructed of concrete block faced in brick veneer on the facade, and is topped by a flat roof with projecting metal awning. The facade includes an off-center entry door, glass paneled, flanked to the east by a three-part window and to the west by a two-part window and two overhead garage doors. No fenestration is visible on side elevations.

Although the building's original use is not clear, it appears in Seattle Times ads from the 1970s as the home of Dave Pettit Used Cars (Seattle Times 1978).

Bibliography:

King County Office of the Assessor. 2020. King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

Seattle Times. 1978. '67 Cougar, V8 stick. Seattle Times, available through the Seattle Public Library. Electronic document, <https://www.spl.org/>, accessed November 18, 2020.



Historic Property Report

Resource Name: Commercial Building

Property ID: 339646

Location



Address: 6734 NE BOTHELL WAY, KENMORE, WA
Tax No/Parcel No: 7946300110
Plat/Block/Lot: SQUIRES W C PLAT OF KENMORE
Geographic Areas: King County, EDMONDS EAST Quadrangle, T26R04E11

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1957	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Business
Commerce/Trade	Commerce/Trade - Business

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial Building

Property ID: 339646

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/24/2020	Survey/Inventory	

Historic Property Report

Resource Name: Commercial Building

Property ID: 339646

Photos



6734 NE Bothell Way, view northwest



6734 NE Bothell Way, view north



Historic Property Report

Resource Name: Commercial Building

Property ID: 339646

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 7946300110

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Platform Frame
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 6734 NE Bothell Way, Kenmore, is located in King County. According to the county assessor, the structure was built in 1957 and is a professional building. Also according to the county assessor, the structure was remodeled in 1985. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Commercial Building

Property ID: 339646

Inventory Details - 11/24/2020

Common name:

Date recorded: 11/24/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Cladding	Glass
Structural System	Metal - Steel
Plan	Rectangle
Form Type	Commercial - One-Part Block
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Built Up

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial Building

Property ID: 339646

Significance narrative:

Integrity

From its date of construction (1957), the building at 6734 NE Bothell Way retains integrity of location and setting, as it remains on its original parcel alongside a busy thoroughfare. The building retains its original massing and integrity of design, materials, and workmanship, but a change of use, association with a neighboring business, and an added awning and signage have diminished its integrity of feeling and association, as it is no longer an independent business office.

Evaluation

The office building at 6734 NE Bothell Way was constructed in 1957 and served as an independent business office for a tax services company. It's not clear when it was acquired by the neighboring business, a service center associated with a franchise founded in 2011, although Seattle Times ads suggest it was used as an insurance office in the 1970s. It does not appear, based on a review of historic maps and local histories, to have any important associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a small, modest office block with some of the features associated with the Modern movement, including the curtain walls and massing typically associated with the influence of Mies van der Rohe, although the building lacks the other character-defining features of Meisian architecture, including either the multi-story, exposed steel structure found in large commercial blocks, or the floating planes, uncovered, full-height windows, and floating frames typical of the type. Without these character-defining features, the building does not embody the distinctive characteristics of the Meisian type, period, or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, Historical Research Associates recommends that the former office building at 6734 NE Bothell Way is not eligible for listing in the National Register of Historic Places or Washington Heritage Register under any criteria (Criteria A through D).

Physical description:

According to the King County Assessor, the one-part commercial block at 6734 NE Bothell Way was constructed in 1957. It is now associated with a neighboring building at 6722 NE Bothell Way, evaluated separately. The building is rectangular, a single story tall, and face south toward NE Bothell Way. It sits on a poured-concrete foundation, is clad in a curtain wall of vertical and horizontal members and floor-to-ceiling windows, suggesting the influence of architects like Mies Van der Rohe, who championed rigid, rectangular masses with walls of glass and board panels in a frame of wood or metal (Houser 2020). The building's south-facing facade includes a central, glass paneled entry door under a transom. The facade is topped by a fabric awning on an eave supported by wood posts. The building has been branded as "Fix Auto." While the south and east elevations are primarily glass, the west wall is attached to the neighboring building. The building was constructed as an office building and was home to income tax accountant Floyd W. Cook in 1958 (Bothell Citizen 1958).



Historic Property Report

Resource Name: Commercial Building

Property ID: 339646

Bibliography:

Bothell Citizen. 1958. Business and Professional Directory. May 22. Electronic document, http://whs.stparchive.com/page_image.php?paper=WHS&year=1958&month=5&day=23&page=4&mode=F&base=WHS05231958p04&title=Bothell%20Citizen, accessed November 18, 2020.

Houser, Michael. 2020. Architectural Style Guide. Electronic document, <https://dahp.wa.gov/historic-preservation/historic-buildings/architectural-style-guide>, accessed August 6, 2020.

King County Office of the Assessor. 2020. King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

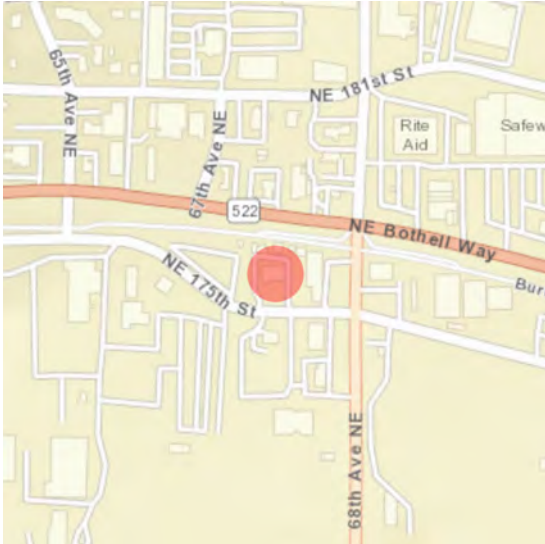


Historic Property Report

Resource Name: Commercial Building

Property ID: 723441

Location



Address: 6725 NE 175th St, Kenmore, Washington, 98028

Geographic Areas: King County, T26R04E11, EDMONDS EAST Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1959	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Agriculture/Subsistence	
Agriculture/Subsistence	

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial Building

Property ID: 723441

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/25/2020	Survey/Inventory	

Historic Property Report

Resource Name: Commercial Building

Property ID: 723441

Photos



6725 NE 175th St, view northeast



6725 NE 175th St, view south



Historic Property Report

Resource Name: Commercial Building

Property ID: 723441

Inventory Details - 11/25/2020

Common name:

Date recorded: 11/25/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Cladding	Wood
Cladding	Wood - T 1-11
Cladding	Wood - Shingle
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Built Up
Form Type	Commercial
Plan	L-Shape
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial Building

Property ID: 723441

Significance narrative:

Integrity

From its period of construction (1959), the office building at 6725 NE 175th Street retains integrity of location, as it remains on its original parcel. It does not retain integrity of setting, as a recent demolition has cleared all associated buildings from the former Strathy Bros. site. It does not retain integrity of design, materials, workmanship, feeling, or association, due to alterations including window and siding replacement, along with reuse of the building.

Evaluation

The office building at 6725 NE 175th Street was once associated with Strathy Bros. Dairy, a family-owned company that delivered milk throughout the area. The family business started in the 1940s, before this building was constructed and taken over by the second generation, the Strathy brothers, which remained in business until 2012. It is not clear how the building has been used since. The building does not appear, based on a review of historic maps and local histories, to have an important association with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a simple rectangular building with office suites on the north and loading or storage spaces on the southern elevation. It is Modern in form but does not include the character-defining features of a particular type, period, or method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, Historical Research Associates recommends that the commercial building at 6725 NE 175th Street is not eligible for listing in the National Register of Historic Places or Washington Heritage Register under any criteria (Criteria A through D).

Physical description:

According to the King County Assessor, the one-story commercial building at 6725 NE 175th Street was constructed in 1959. The building faces south toward NE 175th Street and is separated from SR 522 to the north by the Burke-Gilman Trail. The building sits on a poured-concrete foundation, is clad in plank siding on the south elevation and T1-11 and some wood shingle siding on the secondary north elevation, and is topped by a shallow gabled roof. On the facade, the building includes a recessed central bay with an overheard garage door to the west, and metal-framed sliding windows to the east. The building's east elevation includes a pedestrian door and the siding changes at the gable. The building's rear or north elevation resembles a motel or apartment complex with doors to various suites and vinyl-framed sliding windows in walls of cedar shingles. The building itself is addressed as 6706 NE 175th Street. While owned by 6710 Kenmore Land, LLC, the property is known as the office for the Strathy Bros., who used to deliver milk throughout the Kirkland area (Bothell-Kenmore Reporter 2010; King County Assessor 2020).



Historic Property Report

Resource Name: Commercial Building

Property ID: 723441

Bibliography:

Bothell-Kenmore Reporter. 2010. Northshore Milkman Retires after Six Decades. March 24. Electronic document, <https://www.bothell-reporter.com/life/northshore-milkman-retires-after-six-decades/>, accessed November 18, 2020.

King County Office of the Assessor. 2020. King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.



Historic Property Report

Resource Name: Commercial Building

Property ID: 723449

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/25/2020	Survey/Inventory	

Photos



6820 NE 175th St, view northeast



6820 NE 175th St, view southeast



Historic Property Report

Resource Name: Commercial Building

Property ID: 723449

Inventory Details - 11/25/2020

Common name:

Date recorded: 11/25/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Structural System	Metal - Steel
Roof Type	Gable - Side
Roof Material	Metal - Standing Seam
Foundation	Concrete - Poured
Cladding	Metal
Form Type	Commercial

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial Building

Property ID: 723449

Significance narrative:**Integrity**

From its period of construction (1957), the building and structure at 6820 NE 175th Street appear to retain integrity of location and setting, as they remain on their original parcel, separated from SR 522 by the Burke-Gilman Trail. According to the King County Assessor, the building and storage shed were remodeled and resided in 2012. They do not retain integrity of design, materials, workmanship, feeling, or association.

Evaluation

The building and storage structure at 6820 NE 175th Street were constructed in 1957 and are now home to Seattle Watersports, a family owned business launched in 1987. It is not clear how the building and structure were used during the historic period. The building and structure do not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building and structure held a strong association with the lives of significant persons (Criterion B). The building and storage structure are both rectangular, prefabricated resources with recently replaced siding. They do not embody the distinctive characteristics of a particular type, period, or method of construction. They does not represent the work of a master, do not possess high artistic values, and do not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building and storage structure were constructed of common methods and well-known materials and are unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D). Due to a lack of significance and integrity, Historical Research Associates recommends that the building and structure at 6820 NE 175th Street are not eligible for listing in the National Register of Historic Places or Washington Heritage Register under any criteria (Criteria A through D).

Physical description:

According to the King County Assessor, the single story commercial warehouse at 6820 NE 175th Street was constructed in 1957 (King County Assessor 2020). The building is rectangular in plan, a single story high and faces west toward a parking lot and a secondary structure, a covered storage bay. The building sits on a poured-concrete foundation, is of prefabricated steel construction, and is topped by a standing-seam, side-gabled, metal roof. Fenestration is minimal and limited to industrial steel windows near the northwest corner and a pair of sliding garage doors. Rooftop signage reads "Seattle Watersports." Boats are parked on the lot and in the large storage bay with is metal sided with a back wall of concrete block.

Bibliography:

King County Office of the Assessor. 2020. King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

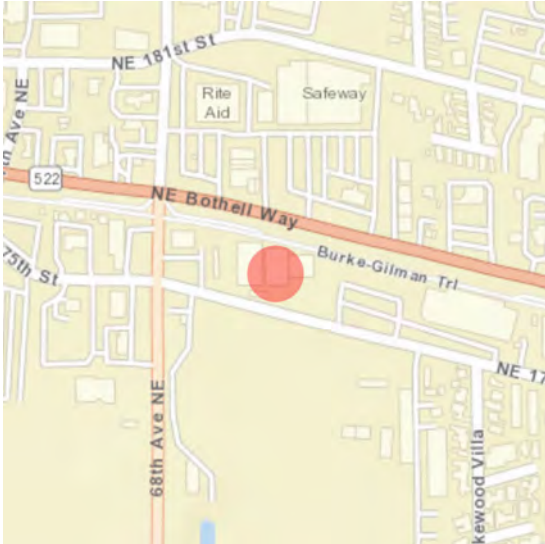


Historic Property Report

Resource Name: Commercial Building

Property ID: 723462

Location



Address: 6834 NE 175th St, Kenmore, Washington, 98028

Geographic Areas: King County, BOTHELL Quadrangle, T26R04E12

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1966	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Warehouse
Commerce/Trade	Commerce/Trade - Warehouse

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial Building

Property ID: 723462

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/25/2020	Survey/Inventory	

Historic Property Report

Resource Name: Commercial Building

Property ID: 723462

Photos



6834 NE 175th St, view southeast



6834 NE 175th St, view north



Historic Property Report

Resource Name: Commercial Building

Property ID: 723462

Inventory Details - 11/25/2020

Common name:

Date recorded: 11/25/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Structural System	Metal - Steel
Foundation	Concrete - Poured
Roof Type	Gable - Front
Roof Material	Metal
Cladding	Metal
Form Type	Commercial

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Commercial Building

Property ID: 723462

Significance narrative:**Integrity**

From its period of construction (1966), the warehouse at 6834 NE 175th Street retains integrity of location and setting, as it remains on its original parcel along a busy corridor. It appears to retain integrity of design, materials, and workmanship, with the exception of at least one replacement window. Due to a change in use, the building does not retain integrity of feeling and association.

Evaluation

The commercial warehouse at 6834 NE 175th Street was constructed in 1966 and has been used by a stone fabricator, offering design and installation, since 1997. It is not clear how the building was used during the historic period. The building does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a rectangular, prefabricated resource with few character-defining features from the historic period apart from its massing. It does not embody the distinctive characteristics of a particular type, period, or method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, Historical Research Associates recommends that the building at 6834 NE 175th Street is not eligible for listing in the National Register of Historic Places or Washington Heritage Register under any criteria (Criteria A through D).

Physical description:

According to the King County Assessor, the commercial warehouse at 6834 NE 175th Street was constructed in 1966 (King County Assessor 2020). The building is a single-story, rectangular warehouse facing south toward NE 175th Street, with the Burke-Gilman Trail between its north elevation and SR 522. The building sits on a poured-concrete foundation, is of prefabricated steel construction, and is topped by a front-gabled metal roof. Fenestration is minimal, limited to two pedestrian doors on the north elevation and a central garage bay on the south elevation paired with a vinyl-framed sliding window. The entry is located under an awning on the southeast corner and includes fixed lights and a pedestrian door. Signage reads, "Michael Homchick Stoneworks." The building was purchased by Homchick in 1997 (King County Assessor 2020).

Bibliography:

King County Office of the Assessor. 2020. King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

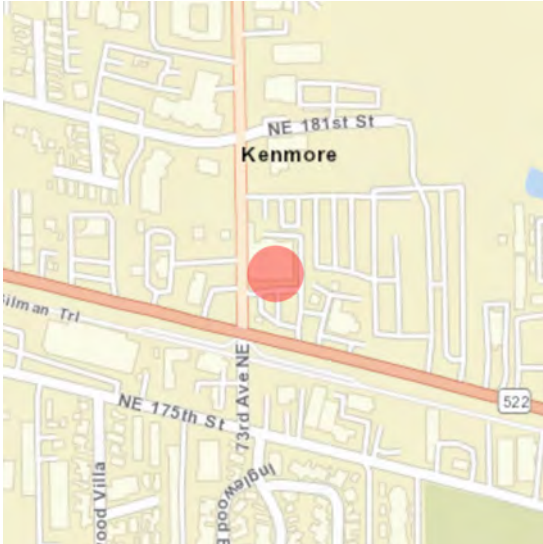


Historic Property Report

Resource Name: Commercial Building

Property ID: 343666

Location



Address: 7304 NE BOTHELL WAY, KENMORE, WA
Tax No/Parcel No: 0114100945
Plat/Block/Lot: ALDERWOOD MANOR # 14 LOT A KENMORE BLA #BLA2003-02
Geographic Areas: King County, BOTHELL Quadrangle, T26R04E12

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1955	<input type="checkbox"/>
Addition	1965	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	
Commerce/Trade	

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial Building

Property ID: 343666

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/3/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/25/2020	Survey/Inventory	

Historic Property Report

Resource Name: Commercial Building

Property ID: 343666

Photos



7304 NE Bothell Way, view northeast



7304 NE Bothell Way, view northwest.jpg



Historic Property Report

Resource Name: Commercial Building

Property ID: 343666

Inventory Details - 7/3/2011

Common name:

Date recorded: 7/3/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 0114100945

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 7304 NE Bothell Way, Kenmore, is located in King County. According to the county assessor, the structure was built in 1955 and is a commercial business. Also according to the county assessor, the structure was remodeled in 1980. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Commercial Building

Property ID: 343666

Inventory Details - 11/25/2020

Common name:

Date recorded: 11/25/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Structural System	Masonry - Concrete Block
Cladding	Wood - T 1-11
Cladding	Concrete - Block (cmu)
Roof Type	Flat with Eaves
Roof Type	Barrel
Roof Material	Asphalt/Composition - Built Up
Form Type	Commercial
Form Type	Commercial

Styles:

Period	Style Details
Late 19th and Early 20th Century American Movements	Commercial

Surveyor Opinion



Historic Property Report

Resource Name: Commercial Building

Property ID: 343666

Significance narrative:**Integrity**

From its period of construction (1955), the commercial warehouse at 7304 NE Bothell Way retains integrity of location and setting, as it remains on its original parcel along a busy thoroughfare. The building does not retain integrity of design, materials, workmanship, feeling, or association. The building was constructed as a narrow building with vaulted ceiling. It was expanded in the 1960s to include the wings east and west of the original mass. The projecting entry on the facade dates to the late twentieth or early twenty-first century.

Evaluation

The commercial warehouse at 7304 NE Bothell Way was constructed in 1955. The building has been used as a thrift store since 2000 but was used as Knoll Lumber and Hardware in the 1980s (Seattle Times 1984b). It is not clear how the building was used during the historic period. The building does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a utilitarian commercial warehouse with few character-defining features from the historic period, apart from its massing. It does not embody the distinctive characteristics of a particular type, period, or method of construction. It does not represent the work of a master, does not possess high artistic values, and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, Historical Research Associates recommends that the building at 7304 NE Bothell Way is not eligible for listing in the National Register of Historic Places or Washington Heritage Register under any criteria (Criteria A through D).

Physical description:

According to the King County Assessor, the commercial building at 7304 NE Bothell Way was constructed in 1955 (King County Assessor 2020). The building is generally rectangular with a projecting covered bay to the north. It sits on a poured-concrete foundation, is clad in T1-11 with some walls of bare concrete block, and is topped by a flat roof with a central vault. The building includes a projecting entry of post and beam with deep eaves and asphalt shingle roof. The entry consists of paired double doors with glass panels. Signage reads "St. Vincent de Paul Thrift Store." Flanking the projecting entry are banks of large, fixed, wood-framed lights under projecting eaves. Secondary elevations include no fenestration, but the rear north elevation includes a covered receiving bay and a narrow storage structure.

St. Vincent de Paul acquired the building in 2000 and demolished a 360 square foot attached storage building (King County Assessor 2020).

Bibliography:

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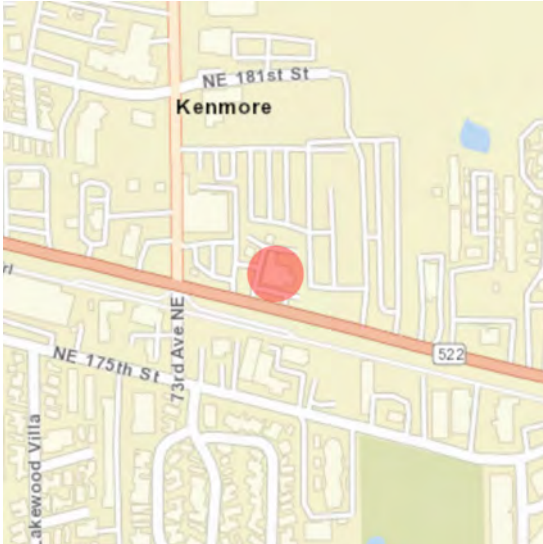


Historic Property Report

Resource Name: Commercial building

Property ID: 340215

Location



Address: 7330 NE BOTHELL WAY, KENMORE, WA
Tax No/Parcel No: 0114100936
Plat/Block/Lot: ALDERWOOD MANOR # 14 SLY 210 FT OF 44 & SELY 76.03
Geographic Areas: King County, BOTHELL Quadrangle, BOTHELL Quadrangle, T26R04E12, King County

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1926	<input type="checkbox"/>
Built Date	1950	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Restaurant
Commerce/Trade	Commerce/Trade - Restaurant

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 340215

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 340215

Photos



7330 Bothell Way NE, view northeast.jpg



7330 Bothell Way NE, view west.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 340215

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 0114100936

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling
Structural System	Wood - Platform Frame

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 7330 NE Bothell Way, Kenmore, is located in King County. According to the county assessor, the structure was built in 1926 and is a single family dwelling. Also according to the county assessor, the structure was remodeled in 1980. The 1-story building has a single-family form.



Historic Property Report

Resource Name: Commercial building

Property ID: 340215

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	T-Shape
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Stucco
Cladding	Wood - Vertical Boards
Roof Type	Gable - Front
Roof Material	Asphalt/Composition - Shingle
Form Type	Commercial

Styles:

Period	Style Details
Mid-Late 19th and Early 20th Century Revivals	Swiss Chalet Revival

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 340215

Significance narrative:

Integrity

From its period of construction (1950), the commercial building at 7330 Bothell Way NE retains integrity of location and setting, as it remains on its original parcel. The building no longer retains integrity of design, materials, workmanship, feeling, or association, due to alterations including incompatible window replacement and a change of use. The building no longer operates as a restaurant and has been converted to retail use and city offices.

Evaluation

The two-story commercial building at 7330 Bothell Way NE was built in 1950, during a period of Kenmore's mid-twentieth century commercial growth following World War II (Criterion A) (O'Connor 2011:5). Research did not reveal the building's original use, but between 1960 and 1997, the Schnitzelbank Restaurant operated at this location, a popular Bavarian-style restaurant that hosted "nightly performances by lederhosen dancers" (Kenmore Heritage Society 2020; Seattle Times 1966b). The business was operated by Robert and Hildegard McKissen, and Hildegard's mother Elizabeth Poessinger who came here from Murnow, Germany. Poessinger oversaw the kitchen and "two generations of family members waited tables and managed the business" (Criterion B) (Kenmore Heritage Society 2020; Seattle Times 1997). The Chalet-style commercial building is characteristic of the stylized, eye-catching roadside architecture that sprang up along western Washington transportation corridors during the mid-twentieth century, with prominent front gable, wraparound balcony, and decorative wood ornament. A 1963 Seattle Times article described how Walter Schefer—a native of Zurich who studied architecture, and a member of the Craftsmen's Guild of Washington—was commissioned to design the restaurant interior, characterized as "Central European farm décor" (Seattle Times 1963).

While the building was constructed as a fine example of roadside architecture, significant window replacements and a change of use that has removed or altered interior features have obscured its historic-period character. The building no longer embodies the distinctive characteristics of its 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 may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on loss of integrity, HRA recommends that the Chalet-style commercial structure at 7330 NE Bothell Way is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).



Historic Property Report

Resource Name: Commercial building

Property ID: 340215

Physical description:

Built in 1950, according to the King County Assessor, the commercial building fronting south at 7330 NE Bothell Way is a two-story, wood-framed structure (King County Assessor 2020). The T-shaped building is 9,576 square feet, sits on a poured-concrete foundation, is clad in stucco and vertical wood siding, and is topped by a prominent front-gabled roof. The facade features an off-center entry flanked by a grouping of fixed, vinyl-framed windows to the east and a built-in planter along the facade. The entry, which is sheltered by a gable canopy supported by three wood brackets, contains a paneled wood door with decorative metal hardware. The first-floor windows are framed with carved wood surrounds and topped by an awning. The facade's second floor features a cantilevered wood balcony, supported by exposed wood beams and brackets. A single door and bank of sliding-track, vinyl-framed windows are located across the upper floor. In the gable is painted signage reading "Schnitzelbank Building est 1960." The gable roof has a broad overhang with diagonal wood brackets. At the east elevation is a one-story, side-gabled wing with a separate entrance and fixed picture windows. The west elevation is recessed at the south end, where an exterior staircase with a decorative wood railing connects to the upper balcony on the primary facade. A shed-roofed canopy at the facade's midsection shelters a secondary entry flanked by fixed, vinyl-framed windows. The second floor has grouped sliding-track, vinyl-framed windows. The rear (north) elevation has groups of sliding-track, vinyl-framed windows across the second-floor level. A detached, gable-roofed garage is situated to the north. Two other gable-roofed outbuildings are located at the rear side of the building.

Bibliography:

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King County Office of the Assessor
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1997 Schnitzelbank Restaurant to Become Office Space. September 15. Seattle Times, available through the Seattle Public Library. Electronic document, <https://www.spl.org/>, accessed May 26, 2020.

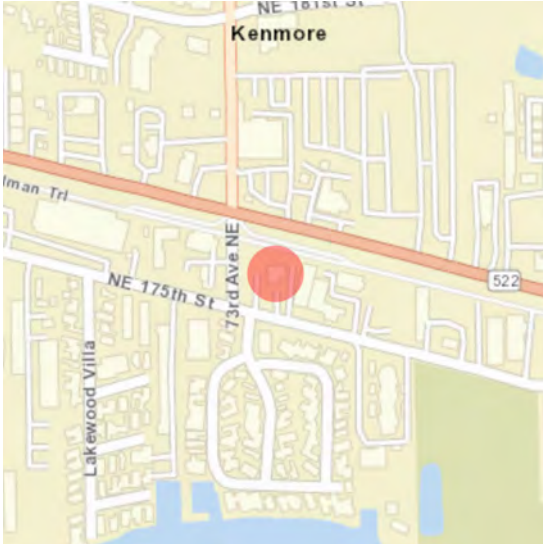


Historic Property Report

Resource Name: Social building

Property ID: 338259

Location



Address: 7304 NE 175TH ST, KENMORE, WA
Tax No/Parcel No: 4164100135
Plat/Block/Lot: LAKEWOOD VILLA TRS TGW POR VAC ST ADJ
Geographic Areas: King County, BOTHELL Quadrangle, BOTHELL Quadrangle, T26R04E12, King County

Information

Number of stories: 1.50

Construction Dates:

Construction Type	Year	Circa
Built Date	1930	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Social	Social - Clubhouse
Social	Social - Clubhouse

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Social building

Property ID: 338259

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Social building

Property ID: 338259

Photos



7304 NE 175th Street, view southeast.jpg



7304 NE 175th Street, view northwest.jpg



Historic Property Report

Resource Name: Social building

Property ID: 338259

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 4164100135

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Platform Frame

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 7304 NE 175th Street, Kenmore, is located in King County. According to the county assessor, the structure was built in 1930 and is an unknown. Also according to the county assessor, the structure was remodeled in 1975.



Historic Property Report

Resource Name: Social building

Property ID: 338259

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Structural System	Wood - Balloon Frame
Foundation	Concrete - Poured
Cladding	Wood - Clapboard
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Roof Type	Shed
Form Type	Commercial

Styles:

Period	Style Details
Late 19th and Early 20th Century American Movements	Commercial

Surveyor Opinion



Historic Property Report

Resource Name: Social building

Property ID: 338259

Significance narrative:**Integrity**

From its period of construction (1930), the wood-framed fraternal building at 7304 NE 175th Street retains integrity of location and association, as it remains on its original parcel and continues to serve as a community hall. It no longer retains its integrity of setting, as the surrounding residential area has since been replaced with commercial development. The building's integrity of design, materials, workmanship, and feeling have been diminished, due to window replacement, a shed-roofed addition at the entry, and two flat-roofed additions on the east elevation, constructed ca. 1960. The windows originally had functional wooden shutters that have since been removed.

Evaluation

The fraternal building at 7304 NE 175th Street was initially evaluated in 1978, and the evaluation was updated in 2011 as part of a reconnaissance-level survey by the King County Historic Preservation Program (DAHP 2020). In 2011, surveyors concluded that the building was not eligible for listing in the NRHP due to integrity loss, but that it may be eligible for the local register as a good example of a longstanding community club. The building was designated a King County Landmark in 2014 (King County 2020). The building was again recommended not eligible for the NRHP in 2018, although no formal determination was made (DAHP 2020). HRA is updating the documentation for this building.

The building was constructed in 1930 for the Kenmore Community Club, organized in 1925 to guide development in Kenmore. Goals included: "improved fire protection, widening of the highway, better phone service, and establishment of a polling precinct" (Kenmore Heritage Society 2020). The club, which was used as a dance hall and community meeting center, became the center of social life. Except for a lull during World War II, it has been in continuous use as a public hall and community center since its construction (KCHPP 2014). Based on its important role in public life, the building is directly associated with civic events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The modest, 1.5-story, wood-framed building retains some of the features of a community club inspired by the grange hall movement, including the rectangular massing, horizontal clapboards siding, and side-gabled roof typical of the form. However, due to significant exterior alterations, the building no longer embodies the distinctive characteristics of its 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 may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of integrity, HRA concurs with the previous determinations and recommends the Kenmore Community Club at 7304 NE 175th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).



Historic Property Report

Resource Name: Social building

Property ID: 338259

Physical description:

Built in 1930, according to the King County Assessor, the community club fronting south toward 7304 NE 175th Street is a 1.5-story building situated on a corner parcel to the east of 73rd Avenue NE (King County Assessor 2020). The parcel is bounded by the Burke-Gilman Trail and Bothell Way NE to the north. The building is rectangular in plan with a shed-roofed wing on the facade. The building is 3,058 square feet, sits on a poured-concrete foundation, is clad in clapboards, and is topped by a side-gabled, asphalt-shingled roof. The facade features a lower, shed-roofed projection on the west side with two entries flanked by a double-hung, vinyl-framed window. A flat-roofed entry porch roof supported by two metal posts is positioned at the shed wing. The east side of the primary facade has two vinyl-framed windows. The east elevation has two lower, flat-roofed wings on the south side. The rear (north) elevation, which faces onto the Burke-Gilman Trail, has a double-door entry with a flat roof canopy (east end) and four one-over-one, vinyl-framed windows evenly spaced across the facade. Two gable dormers with central vents project from the roof slope. The west elevation has two vinyl-framed windows and a wood vent centered at the gable.

Bibliography:

Department of Archaeology and Historic Preservation
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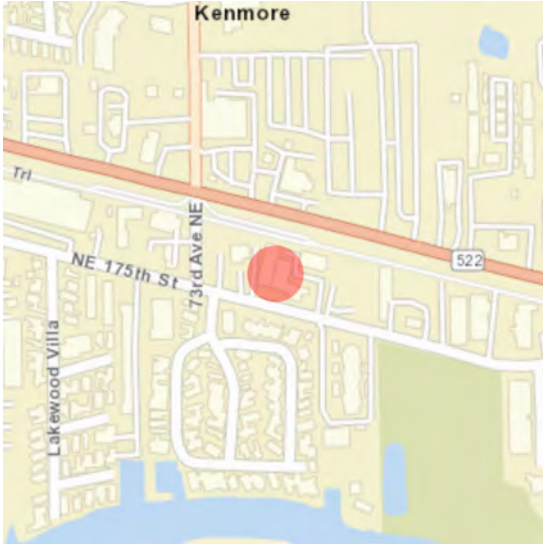


Historic Property Report

Resource Name: Industrial building

Property ID: 333249

Location



Address: 7324 NE 175TH ST, KENMORE, WA
Tax No/Parcel No: 4164100115
Plat/Block/Lot: LAKEWOOD VILLA TRS
Geographic Areas: King County, BOTHELL Quadrangle, T26R04E12, BOTHELL Quadrangle, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1956	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Warehouse
Commerce/Trade	Commerce/Trade - Warehouse

Historic Context:

Category

Architecture

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Industrial building

Property ID: 333249

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/1/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Industrial building

Property ID: 333249

Photos



7324 NE 175th Street, view northeast.jpg



7324 NE 175th Street, view west.jpg



7324 NE 175th Street, functionally related unit, view east.jpg



Historic Property Report

Resource Name: Industrial building

Property ID: 333249

Inventory Details - 7/1/2011

Common name:

Date recorded: 7/1/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 4164100115

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Metal - Steel
Form Type	Commercial

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 7324 NE 175th Street, Kenmore, is located in King County. According to the county assessor, the structure was built in 1956 and is a warehouse. Also according to the county assessor, the structure was remodeled in 1980. The 1-story building has a commercial form.



Historic Property Report

Resource Name: Industrial building

Property ID: 333249

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Metal - Steel
Plan	Rectangle
Foundation	Concrete - Poured
Roof Type	Gable - Parallel Gables
Roof Material	Metal - Corrugated
Cladding	Brick
Cladding	Concrete - Block (cmu)
Form Type	Commercial

Styles:

Period	Style Details
Late 19th and Early 20th Century American Movements	Commercial

Surveyor Opinion



Historic Property Report

Resource Name: Industrial building

Property ID: 333249

Significance narrative:**Integrity**

From its period of construction (1956), the warehouse complex at 7324 NE 175th Street retains integrity of location and setting, as it remains on its original parcel. Alterations to the building's exterior, including window replacement and fenestration changes (including clerestory windows along the east wing), have diminished its integrity of design, materials, workmanship, and feeling. The building no longer retains its integrity of association, due to its change in use from storage to business/office and assembly.

Evaluation

The warehouse complex at 7324 NE 175th Street was completed in 1956, during a period of postwar development in Kenmore, but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). This building has been expanded and greatly altered and does not embody the distinctive characteristics of any particular historic-period type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to lack of significance and integrity, HRA recommends that the warehouse complex at 7324 NE 175th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1956, according to the King County Assessor, the industrial warehouse complex fronting south at 7324 NE 175th Street is a tall, one-story, prefabricated steel building (King County Assessor 2020). It occupies a large parcel to the east of 73rd Avenue NE, bounded by the Burke-Gilman Trail and Bothell Way NE to the north. The 12,000-square-foot warehouse is rectangular in plan, consisting of two parallel front-gabled wings. It sits on a poured-concrete foundation, is clad in brick and concrete block, and is topped by two front-gabled roofs sheathed in corrugated metal. The south-facing facade contains a large overhead metal door on each bay flanked by metal-door entries. Two fixed, horizontal windows are positioned on the upper wall of the west gable. Both gables are sheathed in corrugated metal. A lower, flat-roofed addition has been appended to the east side of the main facade, which is connected via a loading platform and flat-roofed canopy supported by metal posts. The addition features an aluminum-framed storefront and prominent brick chimney. The east and west elevations contain additional overhead doors. The east wing contains a bank of clerestory windows across the upper wall surface. The rear (north) elevation has sliding-track windows.

A one-story, prefabricated steel outbuilding is situated at the northeast corner of the parcel. The functionally related unit appears to date from the same period of construction. The concrete-block building terminates in a corrugated metal, side-gabled roof. An entry is located on the east gable end. Bay with overhead doors are located on the south and west elevations.

The main warehouse currently houses Nine Yards Brewing Company (east wing) and an auto body shop (west wing). The one-story outbuilding (northeast) was converted to a brewery/tasting room, called "192 Brewing/Lake Trail Taproom."



Historic Property Report

Resource Name: Industrial building

Property ID: 333249

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document,
<https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26,
2020.

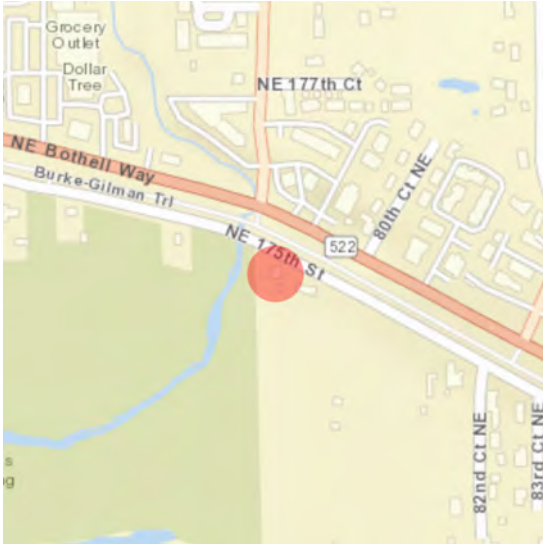


Historic Property Report

Resource Name: Residence

Property ID: 722849

Location



Address: 8005 NE 175th St, Kenmore, Washington, 98028

Geographic Areas: T26R04E12, BOTHELL Quadrangle, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1944	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 722849

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 722849

Photos



8005 NE 175th Street, view southwest.jpg



8005 NE 175th Street, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 722849

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Form Type	Single Dwelling
Roof Type	Gable - Side
Roof Material	Asphalt/Composition
Cladding	Wood - Clapboard
Plan	Rectangle
Structural System	Wood - Platform Frame

Styles:

Period	Style Details
Modern Movement	Minimal Traditional

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 722849

Significance narrative:**Integrity**

From its period of construction (1944), the Minimal Traditional residence at 8005 NE 175th Street NE retains integrity of location, design, materials, workmanship, feeling, and association, as it remains a relatively intact single-family residence on its original parcel. It no longer retains integrity of setting, as the original surrounding residential neighborhood has been replaced with commercial development.

Evaluation

The residence at 8005 NE 175th Street was constructed in 1944, a period of World War II era residential development in Kenmore, but does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an intact example of a Minimal Traditional residence, as evidenced by its massing and multi-light wood-framed windows. The Minimal Traditional residence is a common housing type with few character-defining features, although a neighborhood of intact examples could qualify as a potential historic district. This example is not distinctive as a representative of its type, period, or method of construction. It does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction as it is not part of a potentially eligible historic district (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance, HRA recommends the house at 8005 NE 175th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1944, according to the King County Assessor, the Minimal Traditional single-family dwelling fronting north at 8005 NE 175th Street is a one-story, wood-framed house (King County Assessor 2020). It occupies a long, narrow lot within in a heavily wooded area, south of Bothell Way NE and the Burke-Gilman Trail. Another residence (8015 NE 175th Street) is located to the east of the building and is evaluated separately. The building is rectangular in plan and 2,150 square feet, including a finished basement. It sits on a raised poured-concrete foundation, is clad in clapboards, and is topped by a side-gabled roof. The facade features a recessed porch on the east side under a roof supported by three wood posts. An off-center doorway is accessed via wood stairs with a simple wood railing. The entry is flanked by a 16-light, wood-framed window at each side. The house has minimal overhanging eaves. The east elevation contains two basement-level windows and two first-floor openings, including a one-over-one, double-hung, wood-framed window and six-light, fixed, corner window. An exterior brick chimney is located on the west elevation. The rear elevation is not visible from the ROW. A detached, one-story structure is located to the southeast.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

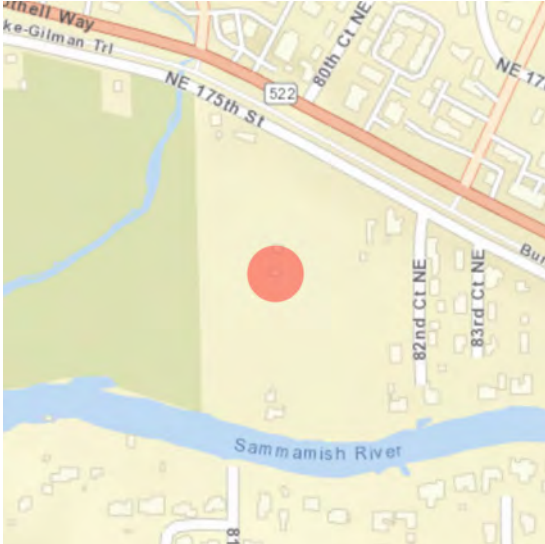


Historic Property Report

Resource Name: Residence

Property ID: 660922

Location



Address: 8015 NE 175TH ST, KENMORE, WA
Tax No/Parcel No: 4156700025
Plat/Block/Lot: LAKEWOOD GARDEN TRS
Geographic Areas: King County, BOTHELL Quadrangle, BOTHELL Quadrangle, T26R04E12, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1956	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 660922

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-11-00251, , Assessors Data Project: King County U	11/6/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 660922

Photos



8015 NE 175th Street, view southwest.jpg



8015 NE 175th Street, view south.jpg



Historic Property Report

Resource Name: Residence

Property ID: 660922

Inventory Details - 11/6/2011

Common name:

Date recorded: 11/6/2011

Field Recorder: Artifacts Consulting, Inc. 6

Field Site number: 4156700025

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 8015 NE 175th Street, Kenmore, is located in King County. According to the county assessor, the structure was built in 1956 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 660922

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Form Type	Single Dwelling
Roof Type	Hip
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition
Cladding	Brick - Roman
Cladding	Wood - Clapboard
Structural System	Wood - Platform Frame
Plan	L-Shape

Styles:

Period	Style Details
No Style	No Style

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 660922

Significance narrative:**Integrity**

From its period of construction (1956), the one-story, wood-framed residence at 8015 NE 175th Street retains integrity of location and association, as it remains a single-family residence on its original parcel. It no longer retains its integrity of setting, design, materials, workmanship, or feeling due to changes in the surrounding neighborhood and alterations to the building's exterior, including window replacement.

Evaluation

The residence at 8015 NE 175th Street dates from 1956, a period of postwar residential development in Kenmore, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A).

Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Ranch home, with the massing, exterior cladding (brick veneer with wood clapboards), and broad hipped roof typical of the form. The Ranch house became the most popular design for single-family houses in the West during the postwar era and into the late 1970s. This building is a modest example of a common type, and alterations have obscured its historic-period character. It does not embody the distinctive characteristics of its type, period, or method of construction; does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the house at 8015 NE 175th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1956, according to the King County Assessor, the single-family dwelling fronting north at 8015 NE 175th Street is a one-story, wood-framed house (King County Assessor 2020). It occupies a long, narrow lot within in a heavily wooded area, south of Bothell Way NE and the Burke-Gilman Trail. Another residence (8005 NE 175th St) is located to the west of the house and has been evaluated separately. The L-shaped building is 1,570 square feet, rests on a poured-concrete foundation, is clad in Roman brick (lower wall) and clapboards, and is topped by a main hipped roof and cross-gabled roof to the rear (southeast) side. The facade features an off-center entry with a concrete stoop. Flanking the entry are two aluminum-framed picture windows (west) and a sliding-track window (east). The facade's west end contains an incorporated single-bay garage. The garage door is covered with plywood. The east elevation has two newer vinyl-framed windows positioned near the midsection. The rear (south) elevation is not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.



Historic Property Report

Resource Name: Commercial building

Property ID: 337375

Location



Address: 17511 BOTHELL WAY NE, BOTHELL, WA
Tax No/Parcel No: 0726059342
Plat/Block/Lot: BEG AT SW COR OF NE 1/4 TH N 504.9 FT TH S 89-19-4
Geographic Areas: King County, BOTHELL Quadrangle, Bothell Certified Local Government, King County, BOTHELL Quadrangle, T26R05E07

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1966	<input type="checkbox"/>
Addition	1975	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	
Commerce/Trade	

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 337375

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/1/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 337375

Photos



17551 Bothell Way NE, view southwest.jpg



17551 Bothell Way NE, view northwest.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 337375

Inventory Details - 7/1/2011

Common name:

Date recorded: 7/1/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 0726059342

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Platform Frame

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 17511 Bothell Way NE, Bothell, is located in King County. According to the county assessor, the structure was built in 1966 and is a commercial business. Also according to the county assessor, the structure was remodeled in 1985. The 2-story building has an unknown form.



Historic Property Report

Resource Name: Commercial building

Property ID: 337375

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Form Type	Commercial
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Cladding	Wood - T 1-11
Cladding	Wood - Clapboard
Structural System	Wood - Platform Frame
Plan	L-Shape

Styles:

Period	Style Details
No Style	No Style

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 337375

Significance narrative:**Integrity**

From its period of construction (1966), the building at 17511 Bothell Way NE retains integrity of location and setting, as it remains on its original parcel along Bothell's commercial corridor. Significant alterations to the building's exterior, including window replacement, additions constructed ca. 1975, and fenestration changes, have diminished its integrity of design, materials, workmanship, and feeling. The building, which has been converted to a Montessori school/daycare center, no longer retains its integrity of association.

Evaluation

The building at 17511 Bothell Way NE was constructed in 1966 but does not appear, based on a review of historic maps and local histories, to have any associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building's original building form, massing, materials, and fenestration have been significantly altered, obscuring the building's historic-period character. It does not embody the distinctive characteristics of a type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the two-story commercial structure at 17511 Bothell Way NE is not eligible for listing in the NRHP or WHP under any criteria (Criteria A–D).

Physical description:

Built in 1966, according to the King County Assessor, the daycare center at 17511 NE Bothell Way is a two-story, wood-framed commercial building fronting east on NE Bothell Way (King County Assessor 2020). It occupies a raised site with a low stone wall along the building's east side. The Burke-Gilman Trail and the Sammamish River are located to the east. The 12,249-square-foot building is L-shaped in plan, has a poured-concrete foundation and is clad in a combination of clapboards and T1-11 siding. The building terminates in a cross-gabled roof clad in asphalt shingles. The east-facing facade features an angled, double-door entry positioned at the juncture where the L-shaped wings meet. Fenestration includes a mix of fixed, vinyl-framed windows with simulated Craftsman dividers. A cantilevered second floor projection extends across the east elevation between the two wings. A secondary entry is located on the building's north elevation near the parking lot and is accessed via a handicap ramp with a wood railing. A water wheel is located on the east gable end of the north wing. The rear (west) elevation is not visible from the ROW.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

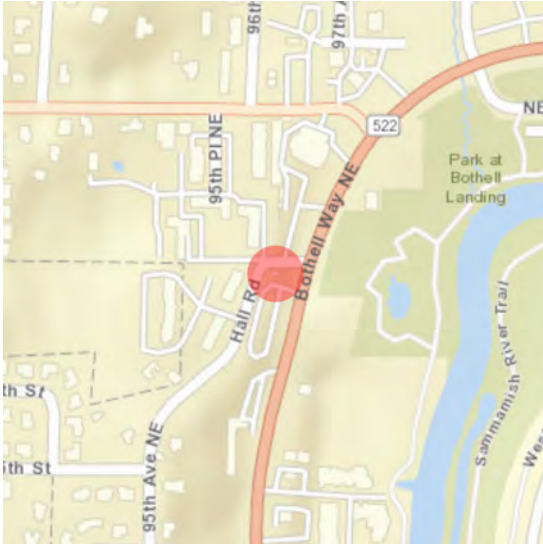


Historic Property Report

Resource Name: Commercial building

Property ID: 722850

Location



Address: 17717 Bothell Way NE, Bothell, Washington, 98011

Geographic Areas: King County, T26R05E07, BOTHELL Quadrangle, Bothell Certified Local Government

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1948	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Specialty Store
Commerce/Trade	Commerce/Trade - Specialty Store

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Commercial building

Property ID: 722850

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Commercial building

Property ID: 722850

Photos



17717 Bothell Way NE, view northwest.jpg



17717 Bothell Way NE, view southwest.jpg



Historic Property Report

Resource Name: Commercial building

Property ID: 722850

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Form Type	Commercial
Roof Type	Flat with Eaves
Cladding	Wood - T 1-11
Plan	Rectangle

Styles:

Period	Style Details
No Style	No Style

Surveyor Opinion



Historic Property Report

Resource Name: Commercial building

Property ID: 722850

Significance narrative:**Integrity**

The wood-framed office building at 17717 NE Bothell Way retains integrity of location and setting, as it remains on its original parcel along Bothell's commercial corridor. It retains its integrity of association, as it continues to serve as an office building associated with the adjacent auto showroom. Alterations, including window replacement and recladding, have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The building at 17717 Bothell Way NE was built in 1948, during a period of postwar auto-related commercial development in Bothell, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). King County tax assessor's records indicate that the building (Parcel no. 072605-9091) is tied to the adjacent parcel to the north (17909 NE Bothell Way), evaluated separately. It is operated as the Biddle Auto Showroom. Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The modest commercial structure is vernacular in style, has been altered, and does not embody the distinctive characteristics of a particular type, period, or method of construction; or represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the one-story commercial building at 17717 Bothell Way NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1948, according to the King County Assessor, the commercial building facing south toward 17717 NE Bothell Way is a one-story, flat-roofed structure (King County Assessor 2020). It occupies a raised site with a paved storage lot to the south. The Burke-Gilman Trail and the Sammamish River are located to the east. Tax assessor's records indicate that the building is associated with the adjacent parcel to the north (17909 NE Bothell Way), which is used as an auto showroom and evaluated separately. The 800-square-foot, rectangular building sits on a concrete foundation, is clad in T1-11 siding, and terminates in a flat roof with exposed rafters. The primary south-facing facade is accessed via a set of wood steps to a narrow deck. Fenestration includes a sliding-track, vinyl-framed door (west) and a large, sliding-track, vinyl-framed window (east). No other openings are evident. A prefabricated outbuilding is situated at the southwest end of the parking lot.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

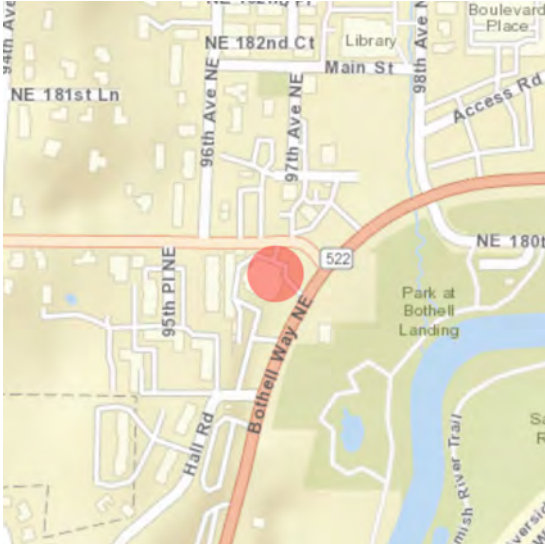


Historic Property Report

Resource Name: Brooks Biddle Chevrolet

Property ID: 97626

Location



Address: 17909 Bothell Way NE, Bothell, WA 98011

Tax No/Parcel No: 0726059091

Geographic Areas: King County, BOTHELL Quadrangle, T26R05E07

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1948	<input type="checkbox"/>
Addition	1980	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Transportation	Transportation - Road-Related (vehicular)
Transportation	Transportation - Road-Related (vehicular)

Historic Context:

Category

Transportation

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Brooks Biddle Chevrolet

Property ID: 97626

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
081808-02-FHWA, FHWA, SR 522 Bothell Crossroads	9/17/2008	Not Determined	, 9/17/2013
2009-10-00105, , SR 522 Crossroads Project			
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	

Historic Property Report

Resource Name: Brooks Biddle Chevrolet

Property ID: 97626

Photos



17909 Bothell Way NE, view southwest.jpg



17909 Bothell Way NE, Bothell Citizen, June 10, 1948-2.jpg



17909 Bothell Way NE, Bothell Citizen, June 10, 1948.jpg



17909 Bothell Way NE, view southwest2.jpg



17909 Bothell Way NE, view north.jpg



17909 Bothell Way NE, functionally related unit, view northwest.jpg

Historic Property Report

Resource Name: Brooks Biddle Chevrolet

Property ID: 97626



Brooks Biddle Chevrolet (upper right buildings)

Brooks Biddle Chevrolet.



eastern elevation, facing west looking across SR 522.



eastern elevation, looking southwest at garage bay doors.



southern elevation, looking north across dealership parking lot.



eastern elevation, facing southwest.



Historic Property Report

Resource Name: Brooks Biddle Chevrolet

Property ID: 97626

Inventory Details - 9/17/2008

Common name: 17909 Bothell Way NE
Date recorded: 9/17/2008
Field Recorder: Lara Rooke
Field Site number: 522-A
SHPO Determination 081808-02-FHWA determined on 9/17/2013

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Roof Type	Flat with Eaves
Structural System	Wood - Braced Frame
Cladding	Wood - Vertical Boards
Plan	Irregular
Cladding	Concrete - Block (cmu)

Styles:

Period	Style Details
Modern Movement	Art Deco

Surveyor Opinion

Property appears to meet criteria for the National Register of Historic Places: No

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



Historic Property Report

Resource Name: Brooks Biddle Chevrolet

Property ID: 97626

Significance narrative: Built in 1948, this auto sales and repair office is one of the older businesses on Bothell Way. In 1913 Charles Green and E. A. Hildebrandt's owned a repair shop at this location until 1925 when the structure was sold to Roscoe Rodgers and Frank Bolstad who established Bothell's first Chevrolet dealership named the Bothell Motor Company. Ownership transferred to Guy Elsbree, and then to Bernard Harrington. Around 1948 the building was demolished and Harrington moved into a building recently erected to the southwest of the property. Bob Hasbrook purchased the business from Harrington in 1955. Brooks Biddle replaced Hasbrook as owner in 1966, and the dealership changed names to Brooks Biddle Chevrolet. In the late 1980s Biddle expanded and remodeled the main building, adding a showroom and a second floor for offices (Klein 1992:112-113).

In the early 1920s purpose-built auto dealerships begin to appear in North America. Many constructed in the Art Deco style. By the 1930s when the depression halted the sale of automobiles, many of these businesses were converted to sell small-scale war goods. As the industry resumed in the 1940s, manufacturers of automobiles began providing dealers with a comprehensive architectural planning guide. Beauty became the main element in store front design, with the objective of the store front to increase selling efficiency. The guide presented concepts to keep properties functional and modern into the future. Visual fronts accented the interiors through the use of large glass areas. Walls and piers became a framework for windows.

The integrity of the Brooks Biddle Chevrolet building has been compromised by modifications to its exterior and it no longer exhibits the Art Deco features of its original construction. It does not retain integrity of design, materials or workmanship. This building is not eligible for inclusion in the NRHP under criterion C. Based on archival research at the Puget Sound Archives and Bothell Public Library, we have determined that this building is not eligible for listing under criterion B as it is not associated with a person that has made a significant contribution to our local, state or national history.

This building and the one that preceded it, has continued since its construction to house an auto sales and repair office. It was the first Chevrolet dealership in Bothell and continues to operate under that context today. This building is eligible for listing on the local register under criterion A. It is associated with the development of Bothell and the historic transportation industry.



Historic Property Report

Resource Name: Brooks Biddle Chevrolet

Property ID: 97626

Physical description:

This two story, wood frame, business has been extensively modified since its construction and no longer exhibits the Art Deco features of its original construction. Several additions have been constructed to this building including a second story. The original front showroom has been altered from a semi-circle façade with floor to ceiling picture windows to a square front with smaller windows above a pored concrete retaining wall. This vernacular commercial structure has an irregular plan and sits on a poured concrete foundation. The main roof on the front office is flat with slightly overhanging boxed eaves. A canvas awning encircles the main showroom structure. The garage on the north side of the building has a shingled shed roof. The exterior cladding ranges from vertical channel board on the north structure, metal corrugated sheeting on the south structure, and cinderblocks on the north addition. The fenestration includes single, fixed pane picture windows and paired sliding windows. On the north structure the windows appear to be original, as these fixed 24-pane windows are divided with metal muntins and retain the original glass panes. The doors are single leaf, glass with metal framing on the office building, and rolling metal bay doors cover the garages.

Contemporary additions dominate the front primary and secondary elevations. Garage additions were constructed on the rear elevation, and a new structure with several work bays has been constructed at the rear of the lot.

Bibliography:

Ed. Klein et al
1992 Slough of memories: recollections of life in Bothell, Kenmore, North Creek, Woodinville, 1920-1990 compiled by Fred Klein and the Northshore History Boosters. Seattle, Wash.: Peanut Butter Pub., c1992.

Robert Genat
2004. The American Car Dealership. MotorBooks/MBI Publishing Company.

<http://www.ci.bothell.wa.us/html/about/History/properties/brickhwy.html>

http://www.historyink.org/index.cfm?DisplayPage=output.cfm&file_id=4190



Historic Property Report

Resource Name: Brooks Biddle Chevrolet

Property ID: 97626

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Structural System	Masonry - Concrete Block
Form Type	Commercial
Roof Type	Flat with Eaves
Cladding	Concrete - Block (cmu)
Plan	L-Shape

Styles:

Period	Style Details
No Style	No Style

Surveyor Opinion

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

Significance narrative: Integrity
From its period of construction (1948), the auto sales complex at 17909 NE Bothell Way retains integrity of location, setting, and association, as it remains on its original parcel along Bothell's commercial corridor and continues to serve as an auto showroom/repair shop. Exterior alterations, including window alterations, a second story addition constructed ca. 1980, and newer awning signage, have diminished the building's integrity of design, materials, workmanship, and feeling.

Evaluation

The commercial complex at 17909 NE Bothell Way was inventoried at a reconnaissance level in 2002 but not formally evaluated for eligibility to the NRHP (DAHP 2020). The complex dates from 1948 and is directly associated with postwar commercial development in Bothell and King County, specifically as related to the auto industry. In the postwar era, dealerships began expanding beyond urban centers, such as Seattle, into the commercial districts developing along new highways and modernized roads. Auto-related dealerships like this one are significant for their associations with development and transportation (Criterion A).

In 1930, Bernard Harrington established a Chevrolet dealership known as the Bothell Motor Company north of this location in a garage originally built by O. W. Lieske for his



Historic Property Report

Resource Name: Brooks Biddle Chevrolet

Property ID: 97626

log-hauling business. In July 1948, Harrington moved his company into his newly constructed dealership at 17909 NE Bothell Way. A local advertisement in *The Bothell Citizen* celebrated its grand opening on June 12, 1948, showcasing the building's design (see Figures 8.115-5 and 8.115-6). In 1955, Bob HasBrouck purchased Harrington's Chevrolet dealership, operating it as HasBrouck Chevrolet for the next 11 years. He acquired additional land to the south in order to expand the used car operation. HasBrouck also constructed additional service buildings behind the main showroom and service garage (Klein 1992:112). In 1966, George Brooks "Boomer" Biddle founded Brooks Biddle Automotive at this location. The family-owned and -operated dealership has been in continuous operation here since 1966. A *Seattle Times* obituary highlighted Biddle's early fame as a football player at the University of Washington. Biddle got his start in the automobile industry at Seattle's Riach Oldsmobile dealership, where he remained until buying the Bothell dealership in 1966 (*Seattle Times* 1999). His dealership "formed perhaps the most visible portal to the southern approaches of the city at the north end of Lake Washington" (Criterion B) (Whitely 1999).

Seattle architect Harold Hovind designed the auto sales and service center (Ochsner 2014:455). Local firm Johnson & Irelan served as the general contractor. In 1948, the *Bothell Citizen* described the newly completed, 11,000-square-foot building as "ultra modern in styling and highly functional" with reinforced concrete used throughout, including "the sweeping roof trusses of the service department, covering a span of 65 feet" (Bothell Citizen 1948a). Other highlights included the "pleasing circular showroom, with full-length plate glass windows to give complete visibility from the exterior, and its 27-foot Roman brick pylon" (Bothell Citizen 1948a). The building as remained a relatively intact example of a mid-twentieth century Moderne auto showroom, featuring the geometric massing, rounded corners, flat roofs, strip windows, and polished materials typical of the era (Criterion C) (Bowers and Rosin 1992:18, 21; Caldbick 2018). According to the original HPI form, the building may have been based on a General Motors manual, *Planning Automobile Dealer Properties*, which included floor layouts, exterior views, and specific features required for a successful showroom, car lot, and service garage. Most importantly, according to the manual, showrooms required glass storefront like this one to make the vehicles visible from the road (General Motors 1948).

Based on its design and functionality, the building does represent a distinctive example of its type, period, and method of construction. However, it is not known to be the work of a master and does not possess high artistic value. It could, however, qualify as a contributing resource to a potential or existing historic district, were such a district present (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on its significance and relatively high degree of integrity, HRA recommends that the auto showroom at 17909 NE Bothell Way is eligible for listing in the NRHP/WHR under Criteria A and C. The building is significant in the areas of Architecture and Community Development, with a period of significance dating to its construction in 1948. Though surveyed from the public ROW, HRA assumes the boundary for the eligible building is the historically plotted and current tax lot.



Historic Property Report

Resource Name: Brooks Biddle Chevrolet

Property ID: 97626

Physical description:

Built in 1948, according to the King County Assessor, the commercial building fronting east at 17909 NE Bothell Way is a one-story, masonry auto showroom situated on a prominent corner lot, at the intersection of NE Bothell Way and NE 180th Street (King County Assessor 2020). Tax assessor's records indicate that the building is associated with the adjacent parcel to the south (17717 NE Bothell Way), which is used as a car lot and evaluated separately (King County Assessor 2020). The 13,751-square-foot building is L-shaped in plan, with a large, rectangular wing containing the service garage (west); a projecting auto showroom (east); and a two-story mass housing sales offices on the second floor (south). A car lot surrounds the building on three sides. The building sits on a poured-concrete foundation, is constructed of concrete block, and is topped by a flat roof. Its facade is complex, featuring a plate-glass showroom at the south end and the stepped-back garage wing at the north end. The showroom includes aluminum framed display windows across its prow front, separated by aluminum columns. The showroom's main entries are placed on the northeast and southeast corners, featuring aluminum-framed double doors with large sidelights. Awning signage is located along the showroom's parapet, while a corrugated metal canopy is located on the garage's parapet. A large, Roman brick blade sign projects from the juncture between the showroom and service garage. The original signage is no longer intact. The garage end contains a roll-up metal door and paired, 18-light, industrial, metal-framed windows facing east. The garage's north elevation also includes overhead garage bays with tall, multi-light, metal-framed windows in between. The building's south elevation includes the two-story central section containing metal-framed windows on the first floor and four large, sliding-track windows on the second floor.

A functionally related building is situated at the rear (west) of the building. It was constructed between 1963 and 1966 and consists of a long, rectangular, one-story building with side-gabled roof (King County Assessor 2020). A loading platform occupies the south end and multiple overhead garage bays are spaced across the north side.



Historic Property Report

Resource Name: Brooks Biddle Chevrolet

Property ID: 97626

Bibliography:

Bothell Citizen

1948a Automotive Center Opens Saturday: Bothell Motor Co. Slates Open House. June 10. Electronic document, http://whs.stparchive.com/page_image.php?paper=WHS&year=1948&month=6&day=11&page=1&mode=F&base=WHS06111948p01&title=Bothell%20Citizen, accessed February 2, 2020.

1948b Come in and see...Bothell's Newest Sales and Service Center. June 10. Electronic document, <http://whs.stparchive.com/Archive/WHS/WHS06101948p13.php?tags=bothell|motor|co>, accessed February 2, 2020.

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Klein, Fred

1992 Slough of Memories: Recollections of Life in Bothell, Kenmore, North Creek, Woodinville, 1920–1990. Peanut Butter Press, Seattle, Washington.

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1999 Two Adult-Family Homes' Licenses Revoked – Resident Says Operator Sexually Abused Her. June 5. Seattle Times available through the Seattle Public Library. Electronic document, <https://www.spl.org/>, accessed August 6, 2020.

Whitely, Peyton

1999 Brooks Biddle, 75, Well-Known as the Owner of Car Dealership. Seattle Times. November 9



Historic Property Report

Resource Name: Residence

Property ID: 635195

Location



Address: 18204 98TH AVE NE, BOTHELL, WA
Tax No/Parcel No: 2374200025
Plat/Block/Lot: ERICKSONS BOTHELL HOME TRS UNREC STR 7-26-5 TGW AN
Geographic Areas: King County, BOTHELL Quadrangle, T26R05E07

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1947	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 635195

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-10-00230, , Assessors Data Project: King County S	7/7/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/25/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 635195

Photos



18204 98th Ave NE, view east.jpg



18204 98th Ave NE, view southeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 635195

Inventory Details - 7/7/2011

Common name:

Date recorded: 7/7/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 2374200025

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 18204 98th Avenue NE, Bothell, is located in King County. According to the county assessor, the structure was built in 1947 and is a single family dwelling. The form of the building is single-family.



Historic Property Report

Resource Name: Residence

Property ID: 635195

Inventory Details - 11/25/2020

Common name:

Date recorded: 11/25/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Irregular
Structural System	Masonry - Concrete Block
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Foundation	Concrete - Poured
Form Type	Single Dwelling - WWII Era Cottage
Cladding	Concrete - Block (cmu)

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 635195

Significance narrative:**Integrity**

From its period of construction (1947), the residence at 18204 98th Avenue NE retains integrity of location, as it remains on its original parcel. Extensive development has diminished its integrity of setting. The building retains integrity of design, materials, and workmanship, feeling, and association, as it remains relatively unaltered on the exterior.

Evaluation

The residence at 18204 98th Avenue NE was built in 1947, during a period of postwar residential development in Bothell, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an intact example of a World War II-Era Cottage of concrete block, with distinctive features including rounded corners, recessed entry with brick planter box, original windows, and projecting hipped roofs (Meijer 2015). The building's form is a common housing type, but intact examples constructed of concrete block are relatively uncommon. The building embodies the distinctive features of a World War II-Era Cottage of the period. It does not appear to represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on its significance and level of integrity, Historical Research Associates (HRA) recommends that the house at 18204 98th Avenue NE is eligible for listing in the National Register of Historic Places and Washington Heritage Register under Criterion C. The building was surveyed from the public right-of-way, but HRA assumes the boundary of the eligible resource is the current and plotted tax lot and that its period of significance dates to its construction in 1947.

Physical description:

According to the King County Assessor, the single-family residence at 18204 98th Avenue NE that faces west toward 98th Avenue NE was constructed in 1947. The building is a single story tall and is generally rectangular with a projection to the rear. The building sits on a poured-concrete foundation, is constructed of concrete block, and is topped by a hipped, asphalt shingle roof with projecting hips on the facade. The building's primary features a projecting entry on the northwest corner that includes a recessed entry door paired with a multi-light window to the north. South of the entry door is a large picture window and a projecting brick planter on the perimeter. The secondary north elevation includes a projection to the rear with a corner-wrapping window with horizontally divided windows. Fixed or casement windows are minimally visible on the south elevation behind mature foliage. An eyebrow shaped vent is centrally located along with a chimney.

Bibliography:

King County Office of the Assessor. 2020. King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

Meijer, Peter. 2015. City of Olympia Mid-Century Residential Survey. Peter Meijer Architect, PC. Submitted to City of Olympia, Olympia, Washington.

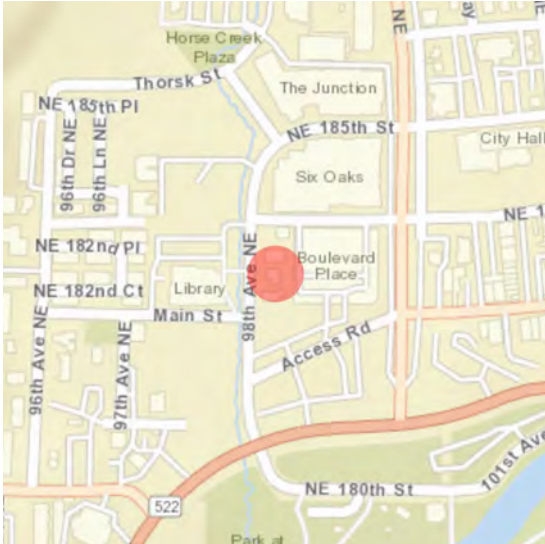


Historic Property Report

Resource Name: Residence

Property ID: 676696

Location



Address: 18212 98th Ave NE, Bothell, WA 98011

Geographic Areas: King County, BOTHELL Quadrangle, T26R05E07

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1955	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 676696

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2015-06-00134, , City of Bothell 2013 updates	12/9/2014	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 676696

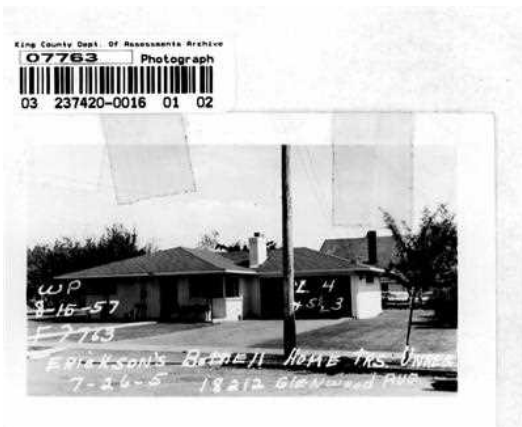
Photos



18212 98th Avenue NE, view east.jpg



18212 98th Avenue NE, view southeast.jpg



front facade



Historic Property Report

Resource Name: Residence

Property ID: 676696

Inventory Details - 12/9/2014

Common name:

Date recorded: 12/9/2014

Field Recorder: Sarah Church

Field Site number: 2015-003

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Foundation	Concrete - Block
Roof Type	Hip
Roof Material	Asphalt/Composition
Cladding	Concrete - Block (cmu)

Surveyor Opinion

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

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



Historic Property Report

Resource Name: Residence

Property ID: 676696

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Form Type	Single Dwelling - Ranch
Roof Type	Hip - Cross Hipped
Roof Material	Asphalt/Composition - Shingle
Cladding	Concrete - Block (cmu)
Structural System	Masonry - Concrete Block
Plan	L-Shape

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 676696

Significance narrative:**Integrity**

From its period of construction (1955), the one-story, concrete block residence at 18212 98th Avenue NE retains integrity of location, design, materials, workmanship, feeling, and association, as it remains a single-family residence on its original parcel and remains relatively intact. It does not retain integrity of setting, due to surrounding development.

Evaluation

The residence at 18212 98th Avenue NE was built in 1956, during a period of postwar residential development in Bothell, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an intact, modest example of an early (or transitional) Ranch house, with some features of the World War II Era Cottage, evident in its one-story, horizontal volume, broad hipped roof, recessed entry porch, and corner picture windows (Meijer 2015:13). The building's form is a common housing type with few character-defining features from the historic period apart from its massing and corner windows. It is not a distinctive example of a particular type, period, or method of construction. It does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the house at 18212 98th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1955, according to the King County Assessor, the single-family dwelling fronting west at 18212 98th Avenue NE is a one-story, concrete-block building (King County Assessor 2020). It is situated adjacent to two similar residences (18204 and 18220 98th Avenue NE), at the edge of Bothell's commercial core, one of which is evaluated separately as part of the current project. The L-shaped building is 920 square feet, sits on a poured-concrete foundation, and terminates in a cross-hipped roof. A driveway along the building's south side leads to an attached garage. The facade features an off-center entry flanked by aluminum-framed, corner picture windows at both ends. Windows feature simple concrete sills and no trim. The hipped roof overhang incorporates a recessed front porch supported by four metal posts. The concrete entry patio is enclosed by a low, stone veneer planter wall to the south. At the facade's south end, a recessed hipped-roof wing incorporates the garage bay with a large, wood-paneled overhead door. A concrete-block chimney is positioned on the cross-hipped roof slope. The south elevation has a sliding-track, aluminum-framed window positioned on the upper wall, below the roof overhang. The north and rear (east) elevations are screened by a wood fence and are not visible from the ROW.



Historic Property Report

Resource Name: Residence

Property ID: 676696

Bibliography:

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2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

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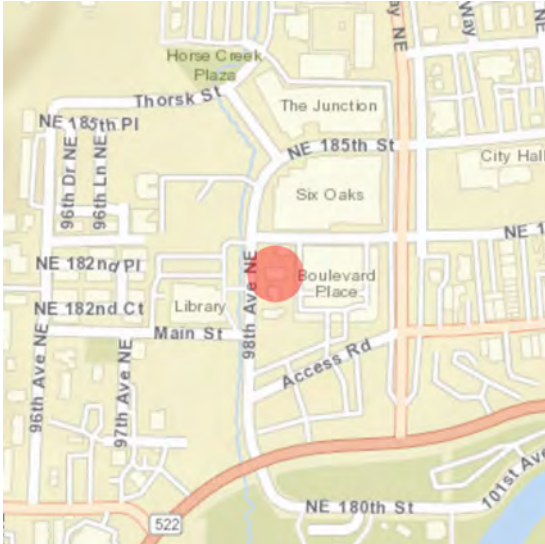


Historic Property Report

Resource Name: Residence

Property ID: 676697

Location



Address: 18220 98th Ave NE, Bothell, WA 98011

Geographic Areas: King County, BOTHELL Quadrangle, BOTHELL Quadrangle, King County, T26R05E07, Bothell Certified Local Government

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Remodel	1981	<input checked="" type="checkbox"/>
Built Date	1959	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 676697

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2015-06-00134, , City of Bothell 2013 updates	12/9/2014	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 676697

Photos



18220 98th Avenue NE, view east.jpg



18220 98th Avenue NE, view northeast.jpg



Historic Property Report

Resource Name: Residence

Property ID: 676697

Inventory Details - 12/9/2014

Common name:

Date recorded: 12/9/2014

Field Recorder: Sarah Church

Field Site number: 2015-004

SHPO Determination

Detail Information

Characteristics:

Category	Item
Roof Material	Asphalt/Composition
Structural System	Wood - Platform Frame
Plan	Rectangle
Cladding	Wood - Clapboard
Foundation	Concrete - Poured
Cladding	Wood - T 1-11
Form Type	

Surveyor Opinion

Property appears to meet criteria for the National Register of Historic Places: No

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

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



Historic Property Report

Resource Name: Residence

Property ID: 676697

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Form Type	Single Dwelling - Ranch
Roof Type	Hip - Cross Hipped
Roof Material	Asphalt/Composition - Shingle
Cladding	Brick
Cladding	Wood - Vertical Boards
Cladding	Wood - Clapboard
Structural System	Wood - Platform Frame
Plan	Rectangle

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 676697

Significance narrative:**Integrity**

From its period of construction (1959), the building at 18220 98th Avenue NE retains integrity of location, feeling, and association, as it remains a multi-family residence on its original parcel. It no longer retains its integrity of setting, design, materials, or workmanship, as it is surrounded by new and taller multi-family, mixed use, and commercial development and has been altered.

Evaluation

The multi-family residence at 18220 98th Avenue NE was built in 1959, an example of Bothell's postwar residential development, but it does not appear, based on a review of historic maps and local histories, to have any specific associations with events that made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). It is a modest example of an early (or transitional) Ranch house with the hipped roof of a World War II Era Cottage, as is typical of the type (Meijer 2015:13). The building is an examples of a common housing type with few character-defining features from the historic period apart from its massing and materials. It is not a distinctive example of a particular type, period, or method of construction. It does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, HRA recommends that the building at 18220 98th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1959, according to the King County Assessor, the multi-family dwelling fronting west at 18220 98th Avenue NE is a one-story, wood-framed building (King County Assessor 2020). It is situated adjacent to two similar residences (18204 and 18212 98th Avenue NE) one of which is evaluated separately as part of the current project. The 2,332-square-foot building is rectangular in plan, sits on a poured-concrete foundation, and is clad in a combination of clapboards, brick veneer, and vertical wood siding. It terminates in a cross-hipped roof clad in asphalt shingles. The facade features an off-center entry flanked by aluminum-framed windows. The north side has projecting brick end walls encasing a built-in brick planter below a large, sliding-track, picture window. The north elevation is partially clad in brick veneer and has two entries, which provide access to the other residential units. The south elevation, which is clad in a combination of vertical wood siding (west) and horizontal clapboard (east), has a single entry at the rear side. Two aluminum-framed windows are located on the rear (east) elevation.



Historic Property Report

Resource Name: Residence

Property ID: 676697

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

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Submitted to City of Olympia, Olympia, Washington.

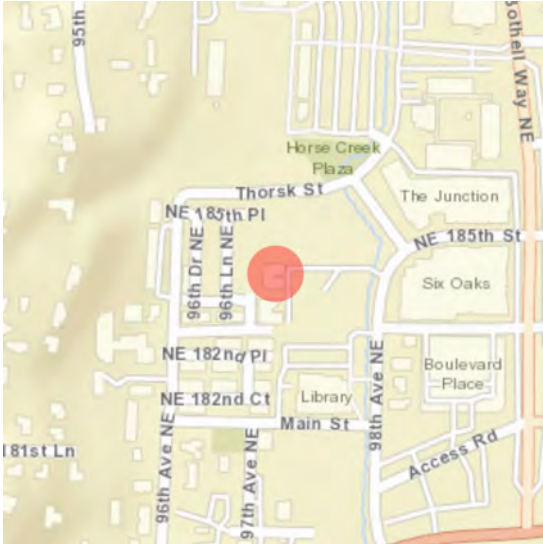


Historic Property Report

Resource Name: Office

Property ID: 723463

Location



Address: 18323 98th Ave NE, Bothell, Washington, 98011

Geographic Areas: King County, BOTHELL Quadrangle, T26R05E07, Bothell Certified Local Government

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1973	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Commerce/Trade	Commerce/Trade - Professional
Commerce/Trade	Commerce/Trade - Professional

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Office

Property ID: 723463

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/25/2020	Survey/Inventory	



Historic Property Report

Resource Name: Office

Property ID: 723463

Photos



18323 98th Ave NE, view northwest



18323 98th Ave NE, view southwest



Historic Property Report

Resource Name: Office

Property ID: 723463

Inventory Details - 11/25/2020

Common name:

Date recorded: 11/25/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Foundation	Concrete - Poured
Cladding	Wood
Cladding	Concrete - Block (cmu)
Structural System	Masonry - Concrete Block
Form Type	Commercial
Roof Type	Flat with Eaves
Roof Material	Asphalt/Composition - Rolled
Roof Material	Asphalt/Composition - Shingle

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Office

Property ID: 723463

Significance narrative:**Integrity**

From its period of construction (1973), the building at 18323 98th Avenue NE appears to retain integrity of location, although extensive multi-story development has diminished its integrity of setting. The building does not retain integrity of design, materials, workmanship, feeling, or association, due to alterations and additions including window and siding replacement and alterations to individual suites.

Evaluation

The building at 18323 98th Avenue NE was constructed in 1973. The building has served as a professional building for medical and dental professionals since at least the 1980s, according to ads found in the Seattle Times (Seattle Times 1983). It does not appear, based on a review of historic maps and local histories, to have any important associations with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Modern professional services building with few historic-period details apart from its massing. It does not embody the distinctive characteristics of a particular type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Due to a lack of significance and integrity, Historical Research Associates recommends that the building at 18323 98th Avenue NE is not eligible for listing in the National Register of Historic Places or Washington Heritage Register under any criteria (Criteria A through D).

Physical description:

According to the King County Assessor, the professional services building at 18323 98th Avenue NE was constructed in 1973 (King County Assessor 2020). The building is a single story, rectangular in plan and faces east toward 98th Avenue NE. The building is surrounded by new, multi-story housing. It sits on a poured-concrete foundation, is clad in wood boards above a skirt of decorative concrete block on the facade, and is topped by a flat roof with hipped, asphalt shingle eaves. The building includes a narrow internal walkway with concrete ramp partially covered by a gabled awning. To the rear, a portion of the building includes a second story with an eave over the ground floor. Windows are vinyl-framed and appear on the facade and side elevations in groups of two to four. Signage identifies the building as a medical and dental clinic. The King County Assessor notes that the building was partially remodeled in 2015 (King County Assessor 2020).

Bibliography:

King County Office of the Assessor. 2020. King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

Seattle Times. 1983. Dental Asst. August 14. Seattle Times, available through the Seattle Public Library. Electronic document, <https://www.spl.org/>, accessed November 19, 2020.

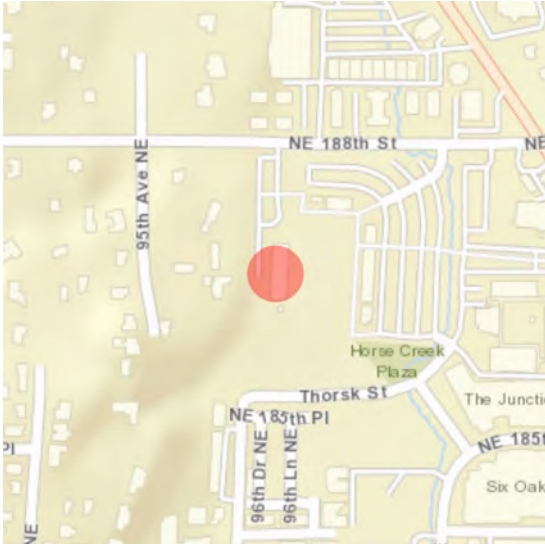


Historic Property Report

Resource Name: Pop Keeney Field Grandstand

Property ID: 715282

Location



Address: 9808 NE 188th St, Bothell, WA, 98011, USA

Geographic Areas: Bothell Certified Local Government, King Certified Local Government, King County, T26R05E06, BOTHELL Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1966	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Recreation and Culture	Recreation and Culture - Sports Facility
Recreation and Culture	Recreation and Culture - Sports Facility
Recreation and Culture	Recreation and Culture - Sports Facility
Recreation and Culture	Recreation and Culture - Sports Facility

Historic Context:

Category

Architecture



Historic Property Report

Resource Name: Pop Keeney Field Grandstand

Property ID: 715282

Architect/Engineer:

Category	Name or Company
Architect	Hovind, Hawthorne & Smith
Builder	Vaux Construction Co.

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2016-01-00010, DAHP, Architect File	3/13/2018		
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/25/2020	Survey/Inventory	

Historic Property Report

Resource Name: Pop Keeney Field Grandstand

Property ID: 715282

Photos



Pop Keeney Stadium, 9815 NE 188th St, view northwest.jpg



Pop Keeney Stadium , view west.jpg



PopKenneyStadium_Bothell1.JPG



PopKenneyStadium_Bothell2.jpg



Historic Property Report

Resource Name: Pop Keeney Field Grandstand

Property ID: 715282

Inventory Details - 3/13/2018

Common name:

Date recorded: 3/13/2018

Field Recorder: Michael Houser

Field Site number:

SHPO Determination



Historic Property Report

Resource Name: Pop Keeney Field Grandstand

Property ID: 715282

Inventory Details - 11/25/2020

Common name:

Date recorded: 11/25/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Structural System	Metal - Steel
Plan	Rectangle
Roof Type	Shed
Roof Material	Metal

Styles:

Period	Style Details
No Style	No Style

Surveyor Opinion



Historic Property Report

Resource Name: Pop Keeney Field Grandstand

Property ID: 715282

Significance narrative:**Integrity**

From its period of construction (ca. 1920s), Pop Keeney Stadium at 9815 NE 188th Street retains integrity of location, although extensive alterations and additions have diminished its integrity of setting, design, materials, workmanship, feeling, and association. From its period of construction (1968), the eastern grandstand retains integrity of location, design, materials, workmanship, and association but does not retain integrity of setting or feeling.

Evaluation

An early playfield was located at 9815 NE 188th Street, the location of today's Pop Keeney Stadium, in the 1920s, although the only remaining historic-period feature is the eastern grandstand, which dates to 1968. Pop Keeney Stadium is the home field for the Northshore School District high schools and was named after early football coach, Harold "Pop" Keeney in 1953, when Bothell High School opened (Everett Herald 2017). The stadium, as the longtime location of a high school playfield, is associated with events that made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research suggests that the early playfield held a strong association with the life of Pop Keeney, although all the extant resources, including the buildings, the grandstands, and the playfield, postdate his time as football coach and are not associated with Keeney or the lives of other significant persons (Criterion B). The grandstand, as the only historic-period resource, is an example of a Modern sports structure without the character-defining features of the era, including wood benches, although it includes an official's box with the wood siding and windows typical of 1960s Modern construction. It was built by a firm known for school construction but not specifically for sports facilities. No other resource associated with Pop Keeney Stadium is compatible with this feature. The grandstand does not embody the distinctive characteristics of a particular type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the structure was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of integrity, Historical Research Associates (HRA) recommends that Pop Keeney Stadium is not eligible for listing the National Register of Historic Places (NRHP) or Washington Heritage Register (WHR) under any criteria (Criteria A through D). The eastern grandstand, as the single historic-period feature of the stadium, does not possess sufficient significance and integrity to qualify independently. Based on a lack of significance and integrity, HRA recommends that the eastern grandstand and the surrounding Pop Keeney Stadium is not eligible for listing the NRHP or WHR under any criteria (Criteria A through D).



Historic Property Report

Resource Name: Pop Keeney Field Grandstand

Property ID: 715282

Physical description:

According to the King County Assessor, buildings A, B, C, and D of the Pop Keeney Stadium at 9815 NE 188th Street were constructed in 2009 and 2010. A former ticket booth was demolished in 2010 (King County Assessor 2020). The assessor does not give a date of construction for the playfield itself, and archival research indicated that a stadium has been at this location since the 1920s. It was a “mud-prone patch of land that used to be an orchard,” according to a story in the Everett Herald, before it was renovated in 1968, “when the open-air bleachers were replaced with covered stands,” and then again in 2010, when most of the existing buildings and structures were added (Everett Herald 2017; King County Assessor 2020). A comparison of historic-period aerial photographs indicates that the only building or structure left at this location that may date from the historic period is the far grandstand with official’s box (NETROnline 2020). The remainder of the stadium, including the finished playfield and all buildings, date from the early twenty-first century.

The grandstand, minimally visible from the public right-of-way, was designed by architectural firm, Hovind, Harthorne, and Smith, which specialized in school buildings, and built by Vaux Construction Company (Ochsner 2014; Seattle Times 1966c). It first appears in aerial photos in 1968 (NETROnline 2020). Survey indicates that the structure includes a concrete rear wall, a steel post and beam shell to support the roof, a suspended official’s box of wood with wood-framed windows, and permanent (plastic or other manufactured material) bench seating. A deep flat roof extends over the entire seating area. On the eave is painted “Pop Keeney Stadium.” The grandstand is built into a sloping berm and faces the football field and additional buildings to the east.

Bibliography:

Everett Herald. 2017. Northshore Schools Consider New Name for Pop Keeney Stadium. April 24. Electronic document, <https://www.heraldnet.com/news/northshore-district-mulls-name-change-to-pop-keeney-stadium/>, accessed November 19, 2020.

King County Office of the Assessor. 2020. King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

Ochsner, Jeffrey Karl. 2014. *Shaping Seattle Architecture: A Historical Guide to the Architects*. Second Edition. University of Washington Press, Seattle.

Seattle Times. 1966c. Grandstand Nears Completion. September 9. Seattle Times, available through the Seattle Public Library. Electronic document, <https://www.spl.org/>, accessed November 19, 2020.

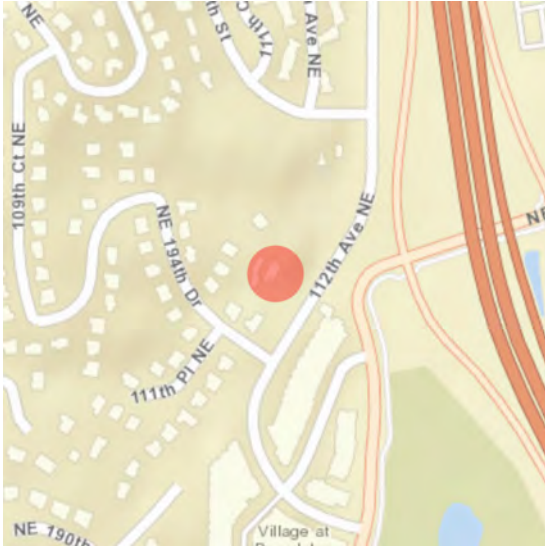


Historic Property Report

Resource Name: Residence

Property ID: 719423

Location



Address: 19425 112th Ave NE, Bothell, WA, 98011, USA

Geographic Areas: Bothell Certified Local Government, King Certified Local Government, King County, T26R05E05, BOTHELL Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1955	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Community Planning and Development

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 719423

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2019-03-01701, FHWA, I-405_ SR 522 Vicinity to SR 527 Express Toll Lanes Project - Seattle	8/7/2019	Determined Not Eligible	Holly Borth, 12/16/2019
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	

Photos



19425 112th Avenue NE, view northwest.jpg



19425 112th Avenue NE, view west.jpg



19425 112th Avenue NE, view southwest.jpg



19425 112th Avenue NE, view northwest-2.jpg



19425 112th Ave NE



19425 112th Ave NE



Historic Property Report

Resource Name: Residence

Property ID: 719423

Inventory Details - 8/7/2019

Common name:

Date recorded: 8/7/2019

Field Recorder: James Jenks

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Form Type	Single Dwelling - Split Level
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Cladding	Wood - Shingle
Cladding	Wood - T 1-11
Plan	Rectangle
Structural System	Wood - Platform Frame

Surveyor Opinion

Property appears to meet criteria for the National Register of Historic Places: No

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

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



Historic Property Report

Resource Name: Residence

Property ID: 719423

Significance narrative: The subject resource is not individually eligible for listing in the National Register of Historic Places (NRHP). The residence is not discussed in the 1995 City of Bothell Historic Resources Inventory and the resource, which would have been approximately 50 years old at the time the report was produced, does not appear on the City Master List of potentially significant historic built environment resources included in the report. Under Criterion A, background research into the subject residence did not demonstrate a significant association between the dwelling and the community development of the town of Bothell or historic events at the state or national level. Records on file at the Puget Sound Regional Archive, King County Archive digital records and online King County Assessment and Building files, as well as additional research, did not indicate individual significance in local, state, or national history. As such, the subject resource is not eligible under Criterion B.

The subject residence is not eligible under Criterion C. The dwelling does not represent significant and distinctive architectural characteristics, demonstrate the work of an accomplished architect, or feature noteworthy methods of construction. No architect or builder is listed on the Assessor forms for the subject residence.

Additionally under Criterion C, the residence's integrity, especially its aspect of Materials, has been negatively impacted by the removal of original fenestration. As historic textual and photographic materials are available for the dwelling, the resource itself is not the principle source of significant information, and the building is not eligible under Criterion D.

Physical description: Completed in 1955, the subject building is a one-story (split-level), slightly irregular, single-family residence on a 0.94 acre parcel. The low-pitch, hipped, wood-frame dwelling is built on a poured concrete foundation and features composition shingle roofing. An interior common-bond brick chimney with a single terra cotta cap extends from the roof's east slope. Cladding consists of wood shingles and vertical boards. Cladding is a combination of wood shingles and vertical wood boards. Across the primary (east) elevation, the main entrance is within a recessed porch, accessed by 14 concrete steps, and a single vinyl-sash, double-hung window is adjacent to the front door. A vinyl-sash slider is north of the porch, while a basement-level multi-paneled door and adjacent wood-frame window is below the slider. The northern-most portion of the residence includes two additional wood-frame divided-light windows at ground-level with a vinyl-sash window in the upper level. Two prominent, side-by-side vinyl-sliders are present south of the porch. Two additional buildings, a shop and a garage, are to the rear (west) of the residence.

Bibliography: City of Bothell
1995 Historic Resources Inventory, City of Bothell, Washington. On file, Department of Archaeology and Historic Preservation, Olympia.

King County
2019a Build Data Forms, King County, WA. Original King County Tax Assessor Department forms, Puget Sound Regional Archive. Reviewed 4 June 2019.

Wilma, David
2003 "Bothell—Thumbnail History." Electronic document, <https://historylink.org/File/4190>, accessed July 2019.



Historic Property Report

Resource Name: Residence

Property ID: 719423

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Form Type	Single Dwelling - Raised Ranch
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Cladding	Wood - Shingle
Cladding	Wood - Vertical Boards
Structural System	Wood - Platform Frame
Plan	Rectangle

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 719423

Significance narrative:**Integrity**

From its period of construction (1955), the residence at 19425 112th Avenue NE retains integrity of location, as it remains on its original parcel. It no longer retains its integrity of setting, design, materials, workmanship, feeling, or association, as it is now surrounded by new residential development, has been converted to office use, and has been altered by window and door replacements.

Evaluation

The building at 19425 112th Avenue NE, which dates from 1955, is an example of Bothell's postwar residential development. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a typical example of a raised Ranch home, with its linear form, horizontal emphasis, combination exterior cladding (clapboards and vertical wood siding), and broad hipped roof. The Ranch house became the most popular design for single-family houses in the West during the postwar era into the late 1970s. This is a modest example of the common residential type, and alterations have obscured its historic-period character. It is not a distinctive example of its type, period, or method of construction. It does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the raised Ranch house at 19425 112th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1955, according to the King County Assessor, the single-family dwelling at 19425 112th Avenue NE is a one-story, wood-framed house above a daylight basement fronting east on 112th Avenue NE (King County Assessor 2020). It is set back on a sloped lot, at the edge of the University of Washington-Bothell campus and the Parkhurst housing development. The building is rectangular in plan and is 2,590 square feet, including a 440-square-foot daylight basement. It sits on a poured-concrete foundation and is clad in a combination of wood shingles (lower level) and vertical wood siding (main level). The building terminates in a hip-on-hip roof clad in asphalt shingles. The east-facing facade has a partial daylight basement at the north end, with an entry flanked by vinyl-framed, sliding-track windows. A set of concrete steps leads to the main entry, positioned off-center and slightly recessed from the facade. A bank of four picture windows flanks the entry to the south. Two sliding-track, vinyl-framed windows are positioned on the north side. At the south end of the facade is a sliding-track, vinyl-framed door. A brick chimney is located at the main hipped roof ridgeline. Secondary elevations are not visible from the ROW. A detached, flat-roofed garage is located to the south of the house.



Historic Property Report

Resource Name: Residence

Property ID: 719423

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document,
<https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26,
2020.

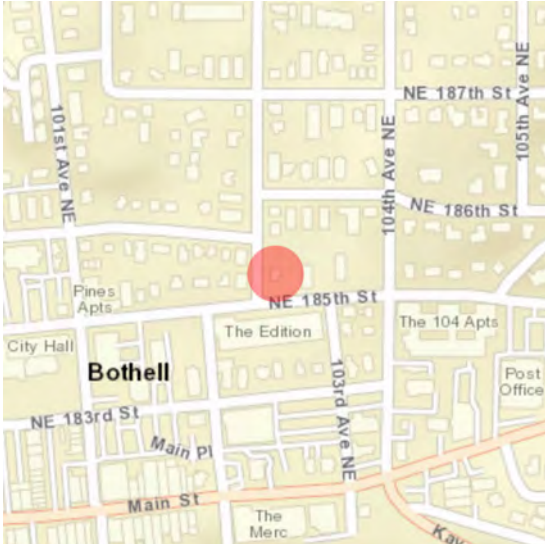


Historic Property Report

Resource Name: Arthur Dakers Residence

Property ID: 40014

Location



Address: 10304 NE 185th St, Bothell, WA 98011

Geographic Areas: King County, King County, BOTHELL Quadrangle, T26R05E05, Bothell Certified Local Government

Information

Number of stories: 1.50

Construction Dates:

Construction Type	Year	Circa
Built Date	1900	<input type="checkbox"/>
Built Date	1912	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Arthur Dakers Residence

Property ID: 40014

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2008-01-00005, , City of Bothell, 1988 with 2002 updates	4/1/1988	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	

Historic Property Report

Resource Name: Arthur Dakers Residence

Property ID: 40014

Photos



10304 NE 185th Street, view northwest.jpg



10304 NE 185th Street, view southeast.jpg



Garage-Northwest Corner



Garage and House



Southeast Corner



Original HPI form(s)



Historic Property Report

Resource Name: Arthur Dakers Residence

Property ID: 40014

Inventory Details - 1/1/1900

Common name:

Date recorded: 1/1/1900

Field Recorder:

Field Site number: 36-403W

SHPO Determination



Historic Property Report

Resource Name: Arthur Dakers Residence

Property ID: 40014

Inventory Details - 4/1/1988

Common name:

Date recorded: 4/1/1988

Field Recorder: Michael Dorcy

Field Site number: 36-403W

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling
Form Type	Single Dwelling - Gable Fronter/Homestead House
Plan	Rectangle
Roof Type	Gable - Front
Cladding	Wood
Roof Material	Asphalt/Composition

Styles:

Period	Style Details
No Style	No Style

Surveyor Opinion

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

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

Significance narrative: This 1900 house is significant because its historic form and detailing are intact. Originally, the house was occupied by the Daker family.

Physical description: This is a rectangular, 1.5 story, wood frame, front gable house. An open porch extends along the entire street (south) façade covered by a half-hipped roof supported by plain posts. There is a half-hipped roof addition attached to the north end of the house. Double hung wood sash windows. Horizontal wood siding with boxed ends. There is a small, one story addition (centrally located) on the east façade. There is a garage on the northwest section of the parcel with beveled drop siding, gable roof, and knee braces. These features indicate that it was constructed sometime in the 1910s.

Bibliography: King County Tax Assessor Records, Seattle, WA, 1988; King County Historical Tax Cards, Washington State Archives, Bellevue, WA; Kroll's Atlas of Seattle/Eastside Supplement, King County; Chas. F. Metsker Historical Property Maps for King County (1926 and 1936); Walker and Associates, Seattle, 1936 Aerial Photos; USGS Map-Washington/Bothell Quad, 1953 (Photo-revised 1981).



Historic Property Report

Resource Name: Arthur Dakers Residence

Property ID: 40014

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Post & Pier
Form Type	Single Dwelling
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Cladding	Wood - Shiplap
Structural System	Wood - Balloon Frame
Plan	L-Shape

Styles:

Period	Style Details
No Style	No Style

Surveyor Opinion

Property appears to meet criteria for the National Register of Historic Places: No

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

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

Significance narrative: Integrity
From its period of construction (1900), the residence at 10304 NE 185th Street retains integrity of location, as it remains on its original parcel. The building no longer retains integrity of setting, design, materials, workmanship, feeling, or association, as it is now surrounded by multifamily apartment buildings and commercial development, is vacant, and appears to have lost its original windows. The building is scheduled for demolition, to be replaced by a 13-unit multi-family building.

Evaluation

A 2017 historic structures report (HSR) for the house at 10304 NE 185th Street does not include a determination of eligibility at the local, state, or national level (Group Architect 2017). Nor does DAHP's WISAARD database, although the building has been recommended eligible by previous surveyors (DAHP 2020). The residence, believed to be constructed ca. 1912, is a vernacular farmhouse representative of early twentieth century development of Bothell. The parcel was plotted as Woody's First Addition in 1907, according to the HSR, when it was owned by an early pioneer family by the name of



Historic Property Report

Resource Name: Arthur Dakers Residence

Property ID: 40014

Hohmann. A 1908 Bothell Sentinel advertisement lists a “Hohmann & Elliott” real estate, loans, and insurance company specializing in ranches and country homes but it’s not clear if the same family developed the land at this location. The building does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A).

Anna M. Fryer acquired the parcel addressed as 10304 NE 185th Street in 1907 and sold it to Ira and Cornelia A. Penny one year later. The extant house was likely built sometime between 1909 and 1912, when it first appeared on a Sanborn Fire Insurance Map (Group Architect 2017:4; Wilma 2003). Subsequent owners included Frank and Emily Schmitz (1923) and Arthur and Jessie Dakers (1928). Jessie Dakers was active in the Bothell Women’s Club, American Women’s Voluntary Services and was honored as a Red Cross volunteer in 1946 (Group Architect 2017). The house may be significant for its association with Jessie Dakers (Criterion B).

In terms of architectural character, the modestly adorned house features many of the characteristics of an earlier style generally defined as a vernacular, folk, or Victorian-era farmhouse, including the steeply pitched, front-gabled roof, wrap-around porch, and symmetrical facade (McAlester 2018:398). The style was especially popular in rural areas in the western part of the United States during the late nineteenth and early twentieth centuries, and often was found in rural Northwest communities in association with farming and dairying. While the building may have been constructed as a good example of its type, significant material loss has altered its historic-period character. The building no longer represents a distinctive example of its type, period, and method of construction. It does not represent the work of a master; or possess high artistic value. However, it could qualify as a contributing resource to a historic district of early-twentieth century resources in Bothell, were such a district present (Criterion C). Finally, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Due to a loss of integrity, HRA recommends that the vernacular dwelling at 10304 NE 185th Street is not eligible for individual listing in the NRHP or WHR under any criteria (Criteria A–D), although it could qualify as a contributing resource to a potential historic district of early-twentieth century residential housing in Bothell under Criterion C, were such a district present.



Historic Property Report

Resource Name: Arthur Dakers Residence

Property ID: 40014

Physical description:

The residence at 10304 NE 185th Street was built in 1900, according to the King County Assessor, although this date appears to be in error, based on historic records. The building's actual date of construction is likely ca. 1912 (Group Architect 2017; Wilma 2003). The vernacular residence at 10304 NE 185th Street is a 1.5-story, wood-framed house fronting south on NE 185th Street (King County Assessor 2020). It faces south on a corner lot at the intersection with 103rd Avenue NE. The building has a skirted foundation, likely post and beam, and an L-shaped plan with a rectangular, primary mass and a one-story wing (rear sunroom or sunporch) off the northeast corner. The 1,310-square-foot residence is clad in shiplap siding and terminates in a cross-gabled roof sheathed in asphalt shingles. The roof eaves have simple wood fascia boards with no ornamentation. The south-facing facade features a full-length, shed-roofed porch supported by wood posts with a set of wood stairs. The first- and second-floor openings are covered with plywood, including the off-center entry and paired gable windows. It appears that the original wood-framed windows have been removed. The front porch wraps around to the building's east side. All of the windows are boarded up on this elevation. The rear (north) elevation, with its hipped-roof sunporch, includes covered windows on the first floor, and intact one-over-one, double-hung, wood-framed windows in the gable. An exterior brick chimney is located on the west elevation. All of the windows on this elevation are enclosed with plywood. A detached two-bay garage is situated at the building's rear (northwest) corner. Signage installed on the parcel indicates that the building is scheduled for demolition, to be replaced with a 13-unit multi-family building.

Bibliography:

Department of Archaeology and Historic Preservation
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Group Architect
2017 Historical Report for 10304 NE 185th Street – House on Pine Street. Submitted to the Bothell Landmarks Preservation Board, Bothell, Washington.

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

McAlester, Virginia Savage
2018 A Field Guide to American Houses. Knopf, New York.

Wilma, David
2003 Bothell–Thumbnail History. HistoryLink.org Essay 4190. Electronic document, <https://www.historylink.org/File/4190>, accessed February 7, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 39160

Location



Address: 18421 104th Ave NE, Bothell, WA 98011

Geographic Areas: King County, Bothell Certified Local Government, T26R05E08, BOTHELL Quadrangle, King County

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1939	<input type="checkbox"/>
Addition	2013	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 39160

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2008-01-00005, , City of Bothell, 1988 with 2002 updates	3/10/1988	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 39160

Photos



18421 104th Avenue NE, view west.jpg



18421 104th Avenue NE, view south.jpg



Northeast Corner



Original HPI form(s)



Historic Property Report

Resource Name: Residence

Property ID: 39160

Inventory Details - 1/1/1900

Common name:

Date recorded: 1/1/1900

Field Recorder:

Field Site number: 77-408W

SHPO Determination



Historic Property Report

Resource Name: Residence

Property ID: 39160

Inventory Details - 3/10/1988

Common name:

Date recorded: 3/10/1988

Field Recorder: Jan Dean

Field Site number: 77-408W

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling - Side Gable
Roof Material	Asphalt/Composition - Shingle
Form Type	Single Dwelling
Cladding	Wood - Shingle
Foundation	Concrete - Block
Roof Type	Gable - Side
Structural System	Wood - Balloon Frame
Plan	Rectangle
Cladding	Wood - Vertical Boards

Styles:

Period	Style Details
Modern Movement	Minimal Traditional
No Style	No Style

Surveyor Opinion

Property appears to meet criteria for the National Register of Historic Places: No

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

Significance narrative: This house was built in 1939 and retains the basic form from the 1930s Depression era period. While the roof line remains, most of the windows have been changed.

Physical description: This house plan is rectangular with a side gable roof line. The roof is covered in composition shingles. The eaves and rake are close to the wall plane. There appears to have been some remodeling done, windows are not original, neither are sections of the cladding.

Bibliography: King County Tax Assessor Records, Seattle, WA, 1988; King County Historical Tax Cards, Washington State Archives, Bellevue, WA; Kroll's Atlas of Seattle/Eastside Supplement, King County; Chas. F. Metsker Historical Property Maps for King County (1926 and 1936); Walker and Associates, Seattle, 1936 Aerial Photos; USGS Map-Washington/Bothell Quad, 1953 (Photo-revised 1981).



Historic Property Report

Resource Name: Residence

Property ID: 39160

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Block
Form Type	Single Dwelling
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Cladding	Wood - Shiplap
Structural System	Wood - Platform Frame
Plan	Irregular

Styles:

Period	Style Details
No Style	No Style
Modern Movement	Minimal Traditional

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 39160

Significance narrative:**Integrity**

From its period of construction (1939), the offices at 18421 104th Avenue NE retains integrity of location and setting, although alterations and additions including porch alterations, a garage expansion, window replacement, and a change of use, have diminished the building's integrity of design, materials, workmanship, feeling, and association.

Evaluation

The building at 18421 104th Avenue NE was constructed in 1939 as a modest example of a Minimal Traditional residence, a Depression-era type. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a Minimal Traditional residence, retaining the basic form but lacking the residential use, wood windows, porch details, and detached garage typical of the type. It is not a distinctive example of its type, period, or method of construction. It does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the offices (former residence) at 18421 104th Avenue NE is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The former single-family residence (converted to insurance offices in 2011) at 18421 104th Avenue NE was constructed in 1939, according to the King County Assessor (King County Assessor 2020). The building, a single story atop a daylight basement, includes 1,620 square feet and faces west toward 104th Avenue NE with a formerly detached garage attached by a small breezeway to the rear elevation (east) in 2013. The building sits on a concrete-block foundation, is clad in decorative shiplap boards, and is topped by a side-gabled roof of asphalt shingles. The building's facade includes a central entry with a small porch and a projecting bay with metal-framed windows under a slightly projecting eave. The porch is approached by a stair with wood railing and includes lattice and wood posts. The building's secondary north elevation includes one corner-wrapping window and other fixed lights and no eaves. The breezeway is a walkway with lattice and wood posts supporting a gabled roof covered in asphalt shingles. The garage is gabled, includes an overhead door, and has been enlarged to the west by a shed roof addition with pedestrian door.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

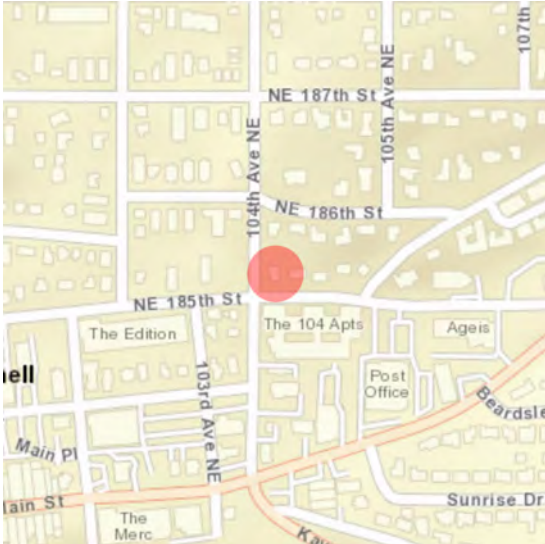


Historic Property Report

Resource Name: Residence

Property ID: 449417

Location



Address: 18504 104TH AVE NE, BOTHELL, WA

Tax No/Parcel No: 3798000185

Plat/Block/Lot: KEENEY ADD LESS ST

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1959	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 449417

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-12-00256, , Assessors Data Project: King County W	11/4/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 449417

Photos



18504 104th Avenue NE, view east.jpg



18504 104th Avenue NE, view north.jpg



Historic Property Report

Resource Name: Residence

Property ID: 449417

Inventory Details - 11/4/2011

Common name:

Date recorded: 11/4/2011

Field Recorder: Artifacts Consulting, Inc. 2

Field Site number: 3798000185

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 18504 104th Avenue NE, Bothell, is located in King County. According to the county assessor, the structure was built in 1959 and is a single family dwelling. The form of the building is single-family with a basement garage.



Historic Property Report

Resource Name: Residence

Property ID: 449417

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Form Type	Single Dwelling - Raised Ranch
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Cladding	Wood - Clapboard
Structural System	Wood - Platform Frame
Plan	L-Shape

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 449417

Significance narrative:**Integrity**

From its period of construction (1959), the residence at 18504 104th Avenue NE retains integrity of location, setting, feeling, and association, as it remains a residence on its original parcel. Alterations including extensive window replacement have diminished its integrity of design, materials, and workmanship.

Evaluation

The building at 18504 104th Avenue NE was constructed in 1959 as a modest example of a raised Ranch house, a popular style throughout the Northwest and beyond. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a raised Ranch residence with the typical plan, but without the wood-framed or aluminum-framed windows typical of the type. It is not a distinctive example of its type, period, or method of construction. It does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the residence at 18504 104th Avenue NE not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The single-family raised Ranch at 18504 104th Avenue NE was constructed in 1959, according to the King County Assessor (King County Assessor 2020). The building faces west toward 104th Avenue NE and is 2,060 square feet. It sits on a poured-concrete foundation, is clad in lapped wood boards with a panel of wood sheet under the eaves, and is topped by a hipped roof covered in asphalt shingles. The building's facade includes a central recessed entry approached by a concrete stair with tiered planter boxes. The entry is flanked north and south by vinyl-framed sliding windows on both the upper and lower floors. The building's bottom level includes a two-car garage on the south end. Secondary elevations include additional vinyl-framed windows. A large exterior chimney is located on the building's north wall.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

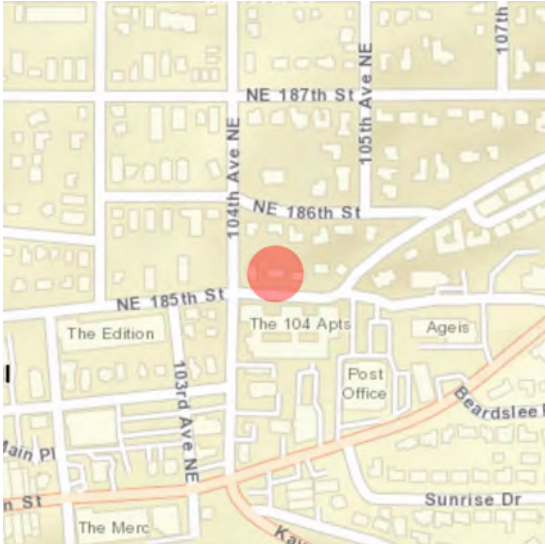


Historic Property Report

Resource Name: Residence

Property ID: 470284

Location



Address: 10412 NE 185TH ST, BOTHELL, WA
Tax No/Parcel No: 3798000180
Plat/Block/Lot: KEENEY ADD LESS ST
Geographic Areas: King County, BOTHELL Quadrangle, T26R05E05

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1960	<input type="checkbox"/>
		<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 470284

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-08-00137, , Assessors Data Project: King County N	7/11/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/27/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 470284

Photos



10412 NE 185th St, view northwest



10412 NE 185th St, view northeast



Historic Property Report

Resource Name: Residence

Property ID: 470284

Inventory Details - 7/11/2011

Common name:

Date recorded: 7/11/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 3798000180

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 10412 NE 185th Street, Bothell, is located in King County. According to the county assessor, the structure was built in 1960 and is a single family dwelling. The form of the building is single-family with a basement garage.



Historic Property Report

Resource Name: Residence

Property ID: 470284

Inventory Details - 11/27/2020

Common name:

Date recorded: 11/27/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Form Type	Single Dwelling - Split Entry
Foundation	Concrete - Poured
Structural System	Wood - Balloon Frame
Roof Material	Asphalt/Composition - Shingle
Roof Type	Gable - Side
Cladding	Wood

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 470284

Significance narrative:**Integrity**

From its period of construction (1960), the residence at 10412 NE 185th Street retains integrity of location, setting, and association, as it remains on its original parcel.

Alterations and replacements, including incompatible window replacement, and the addition of a carport have diminished the building's integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 10412 NE 185th Street was constructed in 1960. The building is an example of a Modern split-entry residence, a popular type and style throughout the Northwest and beyond. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A).

Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a Modern split-entry with the typical plan but without the typical wood or aluminum-framed windows. It is not a distinctive example of its type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, Historical Research Associates recommends the residence at 10412 NE 185th Street not eligible for listing in the National Register of Historic Places or Washington Heritage Register under any criteria (Criteria A through D).

Physical description:

According to the King County Assessor, the single-family residence at 10412 NE 185th Street was constructed in 1960 (King County Assessor 2020). The residence is a rectangular split-entry, two stories tall with an attached carport facing south toward NE 185th Street. The building sits on a poured-concrete foundation, is clad in horizontal boards, and is topped by a shallow, side-gabled, asphalt shingle roof. The building's facade includes a central entry door paired with a full-height sidelight and topped by a fixed transom. Flanking the entry to the west are two stories of three-part, vinyl-framed windows. To the east are two stories of sliding, vinyl-framed windows and a single-car garage. An attached carport is located to the east. Secondary elevations are minimally visible. The building is well-shielded from NE 185th Street by mature foliage and a fenced in front yard at the building's west end. A wide, paved parking area is located on the east half of the parcel.

Bibliography:

King County Office of the Assessor. 2020. King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

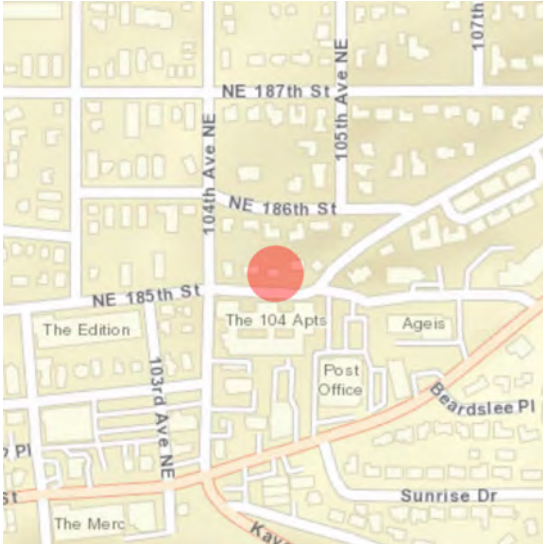


Historic Property Report

Resource Name: Residence

Property ID: 723467

Location



Address: 10418 NE 185th St, Bothell, Washington, 98011

Geographic Areas: King County, Bothell Certified Local Government, BOTHELL Quadrangle, T26R05E05

Information

Number of stories: 2.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1962	<input checked="" type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 723467

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/27/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 723467

Photos



10418 NE 185th St, view northwest



10418 NE 185th St, view north



Historic Property Report

Resource Name: Residence

Property ID: 723467

Inventory Details - 11/27/2020

Common name:

Date recorded: 11/27/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	Rectangle
Form Type	Single Dwelling - Split Entry
Foundation	Concrete - Poured
Cladding	Fiber Cement Board
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame

Styles:

Period	Style Details
Modern Movement	Modern

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 723467

Significance narrative:**Integrity**

From its period of construction (1962), the residence at 10418 NE 185th Street retains integrity of location, setting, and association, as it remains on its original parcel.

Alterations and replacements, including incompatible siding and window replacement, have diminished the building's integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 10418 NE 185th Street was constructed in 1962. The building is an example of a Modern split-entry residence, a popular type and style throughout the Northwest and beyond. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A).

Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a Modern split-entry with the typical plan but without the typical materials, including wood or aluminum windows and wood siding. It is not a distinctive example of its type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, Historical Research Associates recommends the residence at 10418 NE 185th Street not eligible for listing in the National Register of Historic Places or Washington Heritage Register under any criteria (Criteria A through D).

Physical description:

According to the King County Assessor, the single-family residence at 10418 NE 185th Street was constructed in 1962 (King County Assessor 2020). The residence is a rectangular split-entry, two stories tall with a lower-level, two-car garage, that faces south toward NE 185th Street. The building sits on a poured-concrete foundation, is clad in cement-board siding, and is topped by a shallow, side-gabled, asphalt shingle roof. The building's facade includes a central entry door paired with a half-height sidelight and topped by a fixed transom. West of the entry is a two-story projection with wide, fixed and operable vinyl-framed windows on both floors. To the east of the entry are vinyl-framed sliding windows above two overhead garage doors. A chimney is located on the west elevation and a secondary pedestrian entry on the east.

Bibliography:

King County Office of the Assessor. 2020. King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

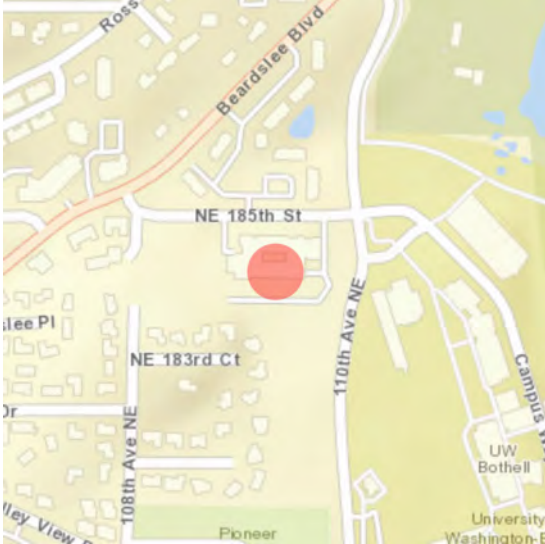


Historic Property Report

Resource Name: Educational office building

Property ID: 339054

Location



Address: 10909 NE 185TH ST, BOTHELL, WA
Tax No/Parcel No: 0826059095
Plat/Block/Lot: E 396 FT OF W 660 FT OF N 330 FTOF NW 1/4 OF NE 1/
Geographic Areas: King County, BOTHELL Quadrangle, T26R05E08

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1968	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Health Care	Health Care - Sanitarium
Health Care	Health Care - Sanitarium

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Educational office building

Property ID: 339054

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Educational office building

Property ID: 339054

Photos



10909 NE 185th Street, view northeast.jpg



10909 NE 185th Street, view southeast.jpg



Historic Property Report

Resource Name: Educational office building

Property ID: 339054

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 0826059095

SHPO Determination

Detail Information

Characteristics:

Category	Item
Structural System	Wood - Platform Frame
Form Type	Multiple Dwelling - Multi-Story Apartment Block

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The building at 10909 NE 185th Street, Bothell, is located in King County. According to the county assessor, the structure was built in 1968 and is a multiple family house. Also according to the county assessor, the structure was remodeled in 1976. The 1-story building has a multi-story apartment block form.



Historic Property Report

Resource Name: Educational office building

Property ID: 339054

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Roof Type	Flat with Eaves
Cladding	Wood - Vertical Boards
Structural System	Wood - Platform Frame
Plan	Irregular

Styles:

Period	Style Details
No Style	No Style

Surveyor Opinion



Historic Property Report

Resource Name: Educational office building

Property ID: 339054

Significance narrative:**Integrity**

From its period of construction (1968), the institutional building at 10909 NE 185th Street retains integrity of location and setting, as it remains on its original parcel. The building no longer retains integrity of design, materials, workmanship, feeling, or association, due to window replacement and a change of use. The former nursing home has been converted to administrative offices.

Evaluation

The institutional building at 10909 NE 185th Street was built in 1968 during a period of postwar development in Bothell. Designed as a 135-bed skilled nursing facility known as the Northshore Manor Nursing Home, it was constructed by the Enatai Construction Company of Bellevue. When opened, the 45-room nursing and convalescent home was operated by a non-profit Christian organization, West Valley Nursing Home, Inc., and was described as “one of the most modern nursing homes in the Northwest” (Northshore Citizen 1969). The building does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not reveal any association of the resource with the lives of significant persons (Criterion B). JPC Architects remodeled the building to convert it to a student orientation center and administration offices for the University of Washington-Bothell campus. Today, the building is a modest example of its type, featuring few historic-period features apart from its massing. It does not appear to represent the work of a master, possess high artistic values, or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Finally, the building was built of common construction methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends that the former nursing home at 10909 NE 185th Street is not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

Built in 1968, according to the King County Assessor, the administrative office building at 10909 NE 185th Street faces west toward a parking lot situated at the edge of the University of Washington-Bothell campus. The one-story, 28,716-square-foot building is set on a gently sloped site with a manicured lawn and evergreen trees along the north side (King County Assessor 2020). The building is irregular in plan, sits on a poured-concrete foundation, is clad in vertical wood siding, and is topped by a flat roof with a generous overhang. The building is characterized by its low-slung, horizontal emphasis and symmetrical fenestration. The main entrance is located at the south end of the building, which is covered by a flat roof canopy supported by wood columns and exposed beams. The facade features large, sliding-track and fixed, metal-framed windows. The building’s northwest end has a taller, one-story corner wing with large fixed windows and upper sliding-track/fixed windows. The north elevation contains projecting end walls.



Historic Property Report

Resource Name: Educational office building

Property ID: 339054

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

Northshore Citizen
1969 New Nursing Home Opens Doors Soon. March 12. Electronic document, http://khs.stparchive.com/page_image.php?paper=KHS&year=1969&month=3&day=12&page=8&mode=F&base=KHS03121969p08&title=Northshore%20Citizen, accessed February 7, 2020.

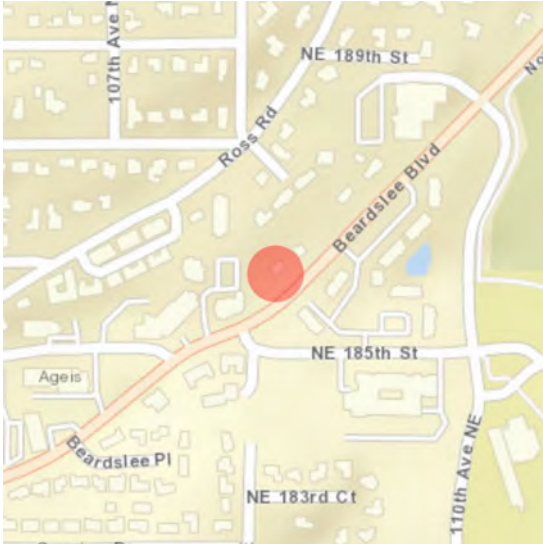


Historic Property Report

Resource Name: Residence

Property ID: 340345

Location



Address: 18607 BEARDSLEE BLVD, BOTHELL, WA
Tax No/Parcel No: 0526059240
Plat/Block/Lot: POR OF SE 1/4 BEG N 00-41-00 E109.76 FT SW COR OF
Geographic Areas: King County, BOTHELL Quadrangle, T26R05E05

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1950	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 340345

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	11/27/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 340345

Photos



18607 Beardslee Blvd, view west



18607 Beardslee Blvd, view northwest



Historic Property Report

Resource Name: Residence

Property ID: 340345

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 0526059240

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling
Structural System	Wood - Platform Frame

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 18607 Beardslee Boulevard, Bothell, is located in King County. According to the county assessor, the structure was built in 1950 and is a single family dwelling. Also according to the county assessor, the structure was remodeled in 1950. The 1-story building has a single-family form.



Historic Property Report

Resource Name: Residence

Property ID: 340345

Inventory Details - 11/27/2020

Common name:

Date recorded: 11/27/2020

Field Recorder: Chrisanne Beckner

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Plan	L-Shape
Foundation	Concrete - Poured
Cladding	Vinyl Siding
Roof Type	Gable - Cross
Roof Material	Asphalt/Composition - Shingle
Structural System	Wood - Balloon Frame
Form Type	Single Dwelling - Ranch

Styles:

Period	Style Details
Modern Movement	Prairie Ranch

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 340345

Significance narrative:**Integrity**

From its period of construction (1950), the residence at 18607 Beardslee Boulevard retains integrity of location, setting, and association, although alterations, including incompatible window and siding replacement, along with a possible addition or garage conversion, have diminished the building's integrity of design, materials, workmanship, and feeling.

Evaluation

The single-family residence at 18607 Beardslee Boulevard was constructed in 1950. The building is an altered example of an early Modern Ranch home, a popular style and form found throughout the Northwest and beyond. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a Modern Ranch without the character-defining features of the type, including an attached garage, wood or aluminum materials, and a picture window emphasizing its horizontal plan. It is not a distinctive example of its type, period or method of construction. It does not represent the work of a master; does not possess high artistic values; and does not represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods or interrelation of these resources (Criterion D). Based on a lack of significance and integrity, Historical Research Associates recommends the residence at 18607 Beardslee Boulevard not eligible for listing in the National Register of Historic Places or Washington Heritage Register under any criteria (Criteria A through D).

Physical description:

According to the King County Assessor, the single-family residence at 18607 Beardslee Boulevard was constructed in 1950 (King County Assessor 2020). The building is L-shaped in plan with a projection off the building's south end. The building is a single story and faces southeast toward Beardslee Boulevard. The building sits on a poured-concrete foundation, is clad in vinyl siding, and is topped by a cross-gabled roof with minimal eaves. The building includes a wood stair and porch to an off-center entry door with three vinyl-framed windows to the north, one with vinyl grids. South of the entry, an altered projection, likely a former garage or an addition includes sliding vinyl-framed windows with internal grids topped by a small vinyl-framed sliding window. Side elevations are minimally visible but include additional vinyl-framed windows. The building includes a central chimney.

Bibliography:

King County Office of the Assessor. 2020. King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

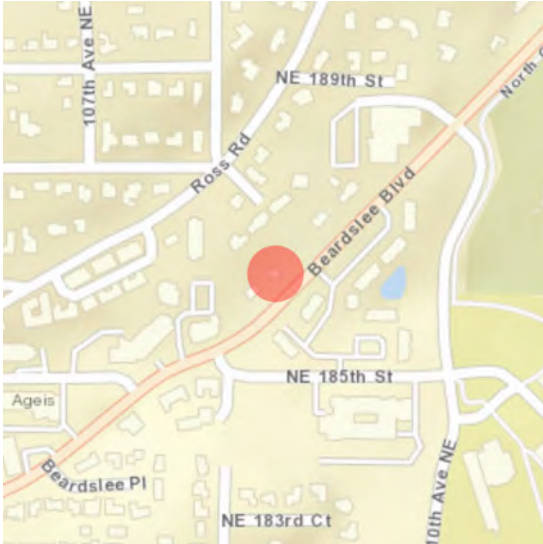


Historic Property Report

Resource Name: Residence

Property ID: 340221

Location



Address: 18605 BEARDSLEE BLVD, BOTHELL, WA
Tax No/Parcel No: 0526059108
Plat/Block/Lot: BEG 348.06 FT N & N 49-43-30 E52 FT FR SW COR OF S
Geographic Areas: King County, BOTHELL Quadrangle, BOTHELL Quadrangle, T26R05E05, King County, Bothell Certified Local Government

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1967	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category

Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 340221

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 340221

Photos



18605 Beardslee Boulevard, view west.jpg



18605 Beardslee Boulevard, view northwest.jpg



Historic Property Report

Resource Name: Residence

Property ID: 340221

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 0526059108

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling
Structural System	Wood - Platform Frame

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 18605 Beardslee Boulevard, Bothell, is located in King County. According to the county assessor, the structure was built in 1967 and is a single family dwelling. Also according to the county assessor, the structure was remodeled in 1967. The 1-story building has a single-family form.



Historic Property Report

Resource Name: Residence

Property ID: 340221

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling - Ranch
Roof Type	Gable - Side
Roof Material	Asphalt/Composition - Shingle
Cladding	Wood - Clapboard
Structural System	Wood - Platform Frame
Plan	Rectangle

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 340221

Significance narrative:**Integrity**

From its period of construction (1967), the residence at 18605 Beardslee Boulevard retains integrity of location, setting, design, materials, workmanship, feeling, and association, as it continues to serve as a residence on its original parcel and appears relatively unaltered.

Evaluation

The building at 18605 Beardslee Boulevard was constructed in 1967 as a modest example of a small, rectangular Ranch house, an example of what's considered the most popular mid-century housing type. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A).

Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is a modest example of a Ranch residence with a small, rectangular plan, but lacking other characteristics of the type, including, for instance, a mix of materials on the facade, a wide, horizontal plan, and attached garage. It is not a distinctive example of its type, period, or method of construction. It does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the residence at 18605 Beardslee Boulevard not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The single-story residence at 18605 Beardslee Boulevard was constructed in 1967, according to the King County Assessor (King County Assessor 2020). While the building appears to be an example of an early Ranch house, aerial photos confirm that it was constructed in the 1960s (NETROnline 2020). The building is a total of 1,560 square feet and faces east away from Beardslee Boulevard and toward a large parcel with added basketball court. The building is minimally visible behind mature foliage but appears to be rectangular with a central entry. The building's foundation is not visible, but the building is clad in wood boards, and is topped by a side-gabled roof covered in asphalt shingles with decorative barge boards. Visible windows are aluminum framed. The building includes a wood deck to the rear (west). Aerial photos suggest a detached garage is located to the east.

Bibliography:

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

Nationwide Environmental Title Research, LLC (NETROnline)

2020 Historic Aerials: Lake Forest Park, 1936. Electronic document, <https://www.historicaerials.com/viewer>, accessed May6, 2020.



Historic Property Report

Resource Name: Residence

Property ID: 340343

Location



Address: 18623 BEARDSLEE BLVD, BOTHELL, WA
Tax No/Parcel No: 0526059189
Plat/Block/Lot: BEG AT SW COR OF SW 1/4 OF SE 1/4 TH N 348.06 FT T
Geographic Areas: King County, BOTHELL Quadrangle, T26R05E05, Bothell Certified Local Government, King County, BOTHELL Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1960	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 340343

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 340343

Photos



18623 Beardslee Boulevard, view west.jpg



18623 Beardslee Boulevard, view northwest.jpg



Historic Property Report

Resource Name: Residence

Property ID: 340343

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 0526059189

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling
Structural System	Wood - Platform Frame

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 18623 Beardslee Boulevard, Bothell, is located in King County. According to the county assessor, the structure was built in 1960 and is a single family dwelling. Also according to the county assessor, the structure was remodeled in 1960. The 1-story building has a single-family form.



Historic Property Report

Resource Name: Residence

Property ID: 340343

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Form Type	Single Dwelling - Raised Ranch
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Cladding	Wood - Clapboard
Cladding	Wood - Shingle
Structural System	Wood - Platform Frame
Plan	Rectangle

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 340343

Significance narrative:**Integrity**

From its period of construction (1960), the residence at 18623 Beardslee Boulevard retains integrity of location, setting, and association, as it continues to serve as a residence on its original parcel. Garage conversion, along with incompatible siding and windows, has diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The building at 18623 Beardslee Boulevard was constructed in 1960 as a modest example of a raised Ranch house, a popular style throughout the Northwest and beyond. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a raised Ranch residence with the typical plan, but without the typical lower level garage. It is not a distinctive example of its type, period, or method of construction. It does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the residence at 18623 Beardslee Boulevard not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The rectangular raised Ranch house located at 18623 Beardslee Boulevard was constructed in 1960, according to the King County Assessor (King County Assessor 2020). The building is a total of 2,690 square feet and faces east toward Beardslee Boulevard. It sits on a poured-concrete foundation and is clad, on the upper level, in lapped wood boards. The lower level, which has been converted from parking to a separate unit, is clad in bare wood shingles. The building is topped by a hipped roof covered in asphalt shingles. The building's central entry is located on the upper level, where it is approached by a stair with wood railing. The recessed entry is flanked by aluminum-framed windows to the north and south. The lower level includes an added pedestrian door and vinyl-framed sliding windows.

Bibliography:

King County Office of the Assessor
2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May26, 2020.

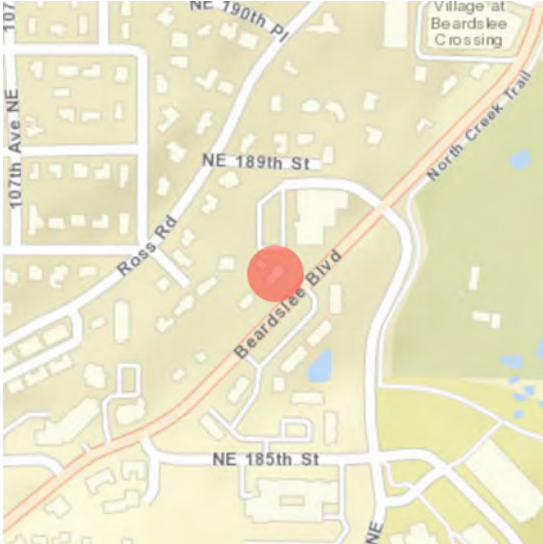


Historic Property Report

Resource Name: Residence

Property ID: 340213

Location



Address: 18705 BEARDSLEE BLVD, BOTHELL, WA
Tax No/Parcel No: 0526059142
Plat/Block/Lot: POR OF SW 1/4 OF SW 1/4 OF SE 1/4-BEG NW COR SD SU
Geographic Areas: King County, BOTHELL Quadrangle, King County, T26R05E05, Bothell Certified Local Government, BOTHELL Quadrangle

Information

Number of stories: 1.00

Construction Dates:

Construction Type	Year	Circa
Built Date	1954	<input type="checkbox"/>

Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

Historic Context:

Category
Architecture

Architect/Engineer:

Category	Name or Company
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Historic Property Report

Resource Name: Residence

Property ID: 340213

Thematics:

Local Registers and Districts

Name	Date Listed	Notes
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Project History

Project Number, Organization, Project Name	Resource Inventory	SHPO Determination	SHPO Determined By, Determined Date
2011-07-00111, , Assessors Data Project: King County E	7/2/2011	Not Determined	
2020-06-03928, , Cultural Resource Inventory for the SR 522/405 Bus Rapid Transit (BRT) Project, King County, Washington	8/21/2020	Survey/Inventory	



Historic Property Report

Resource Name: Residence

Property ID: 340213

Photos



18705 Beardslee Boulevard, view southwest.jpg



18705 Beardslee Boulevard, view west.jpg



Historic Property Report

Resource Name: Residence

Property ID: 340213

Inventory Details - 7/2/2011

Common name:

Date recorded: 7/2/2011

Field Recorder: Artifacts Consulting, Inc.

Field Site number: 0526059142

SHPO Determination

Detail Information

Characteristics:

Category	Item
Form Type	Single Dwelling
Structural System	Wood - Platform Frame

Surveyor Opinion

Significance narrative: Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

Physical description: The house at 18705 Beardslee Boulevard, Bothell, is located in King County. According to the county assessor, the structure was built in 1954 and is a single family dwelling. Also according to the county assessor, the structure was remodeled in 1954. The 1-story building has a single-family form.



Historic Property Report

Resource Name: Residence

Property ID: 340213

Inventory Details - 8/21/2020

Common name:

Date recorded: 8/21/2020

Field Recorder: Chrisanne Beckner and Brooke Best

Field Site number:

SHPO Determination

Detail Information

Characteristics:

Category	Item
Foundation	Concrete - Poured
Form Type	Single Dwelling - Ranch
Roof Type	Hip
Roof Material	Asphalt/Composition - Shingle
Cladding	Wood - T 1-11
Cladding	Wood - Clapboard
Structural System	Wood - Platform Frame
Plan	L-Shape

Surveyor Opinion



Historic Property Report

Resource Name: Residence

Property ID: 340213

Significance narrative:**Integrity**

From its period of construction (1954), the residence at 18705 Beardslee Boulevard retains integrity of location, setting, and association, as it continues to serve as a residence on its original parcel. Numerous alterations including incompatible window replacements and a new patio, have diminished its integrity of design, materials, workmanship, and feeling.

Evaluation

The residence at 18705 Beardslee Boulevard was constructed in 1954 as a Ranch house, a popular style throughout the Northwest and beyond, during a period of postwar construction in the area. It does not appear, based on a review of historic maps and local histories, to have any specific associations with events that have made a significant contribution to the broad patterns of local, state, or national history (Criterion A). Background research did not suggest that the building held a strong association with the lives of significant persons (Criterion B). The building is an altered example of a Ranch residence with the wide rectangular plan but few other features typical of the type, including wood, or aluminum-framed windows and an attached garage. It is not a distinctive example of its type, period, or method of construction. It does not represent the work of a master; or possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction (i.e., contribute to a potential or existing historic district) (Criterion C). Furthermore, the building was constructed of common methods and well-known materials and is unlikely to answer important research questions or yield information about human history that can only be answered by the actual physical material, design, construction methods, or interrelation of these resources (Criterion D).

Based on a lack of significance and integrity, HRA recommends the residence at 18705 Beardslee Boulevard not eligible for listing in the NRHP or WHR under any criteria (Criteria A–D).

Physical description:

The single-story, L-shaped Ranch house at 18705 Beardslee Boulevard was constructed in 1954, according to the King County Assessor (King County Assessor 2020). The building includes a total of 2,080 square feet and faces generally east toward Beardslee Boulevard. The building sits on a poured-concrete foundation and is clad in lapped wood boards under a layer of decorative wood sheet below the eaves. The building features numerous wood and oversized vinyl-framed windows across its facade. The primary entry door is tucked under the eave of the northern projection. A second pedestrian door is located to the south. Aerial photos indicate that a detached garage is located to the rear (west) and that a large uncovered patio has been added to the facade (Google Earth 2020).

Bibliography:**Google Earth**

2020 Historical Imagery of King County, WA. Electronic document, <https://www.google.com/maps>, accessed May 26, 2020.

King County Office of the Assessor

2020 King County Office of the Assessor eReal Property Database. Electronic document, <https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>, accessed May 26, 2020.

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