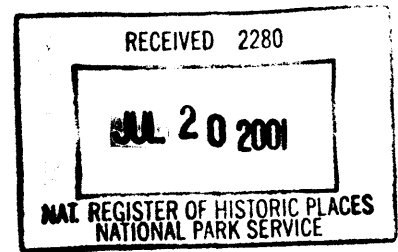


(Oct. 1990)

**United States Department of the Interior
National Park Service**

**NATIONAL REGISTER OF HISTORIC PLACES
REGISTRATION FORM**



934

1. NAME OF PROPERTY

HISTORIC NAME: Meier & Frank Delivery Depot
OTHER NAME/SITE NUMBER:

2. LOCATION

STREET & NUMBER: 1417 NW Everett **NOT FOR PUBLICATION:** N/A
CITY OR TOWN: Portland **VICINITY:** N/A
STATE: Oregon **CODE:** OR **COUNTY:** Multnomah **CODE:** 051 **ZIP CODE:** 97209

3. STATE/FEDERAL AGENCY CERTIFICATION

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this Nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property meets ___ does not meet the National Register criteria. I recommend that this property be considered significant ___ nationally ___ statewide locally. (See continuation sheet for additional comments.)

James M. Hamrick 7/11/01
Date

Signature of certifying official, State Historic Preservation Officer, Deputy
Oregon State Historic Preservation Office

State or Federal agency and bureau

In my opinion, the property ___ meets ___ does not meet the National Register criteria.
(___ See continuation sheet for additional comments.)

Signature of commenting or other official

Date

State or Federal agency and bureau

4. NATIONAL PARK SERVICE CERTIFICATION

I hereby certify that this property is:

- entered in the National Register
___ See continuation sheet.
- determined eligible for the National Register
___ See continuation sheet.
- determined not eligible for the National Register
- removed from the National Register
- other (explain):

Edgar Beal
Signature of the Keeper
Entered in the National Register

Date of Action
9/3/01

5. CLASSIFICATION

OWNERSHIP OF PROPERTY: Private
CATEGORY OF PROPERTY: Building

NUMBER OF RESOURCES WITHIN PROPERTY:	CONTRIBUTING	
NONCONTRIBUTING		
	1	0
BUILDINGS	0	0 SITES
	0	0
STRUCTURES	0	0 OBJECTS
	1	0 TOTAL

NUMBER OF CONTRIBUTING RESOURCES PREVIOUSLY LISTED IN THE NATIONAL REGISTER: 0

NAME OF RELATED MULTIPLE PROPERTY LISTING: N/A

6. FUNCTION OR USE

HISTORIC FUNCTIONS: Residence
CURRENT FUNCTIONS: Residence

7. DESCRIPTION

ARCHITECTURAL CLASSIFICATION: Half Modern
MATERIALS: FOUNDATION: Concrete
 WALLS Concrete
 ROOF
 OTHER

NARRATIVE DESCRIPTION see continuation sheets

8. STATEMENT OF SIGNIFICANCE

APPLICABLE NATIONAL REGISTER CRITERIA

- A** PROPERTY IS ASSOCIATED WITH EVENTS THAT HAVE MADE A SIGNIFICANT CONTRIBUTION TO THE BROAD PATTERNS OF OUR HISTORY.
- B** PROPERTY IS ASSOCIATED WITH THE LIVES OF PERSONS SIGNIFICANT IN OUR PAST.
- C** PROPERTY EMBODIES THE DISTINCTIVE CHARACTERISTICS OF A TYPE, PERIOD, OR METHOD OF CONSTRUCTION OR REPRESENTS THE WORK OF A MASTER, OR POSSESSES HIGH ARTISTIC VALUE, OR REPRESENTS A SIGNIFICANT AND DISTINGUISHABLE ENTITY WHOSE COMPONENTS LACK INDIVIDUAL DISTINCTION.
- D** PROPERTY HAS YIELDED, OR IS LIKELY TO YIELD, INFORMATION IMPORTANT IN PREHISTORY OR HISTORY.

CRITERIA CONSIDERATIONS:

AREAS OF SIGNIFICANCE: Architecture, Commerce

PERIOD OF SIGNIFICANCE: 1927-1950

SIGNIFICANT DATES: 1927

SIGNIFICANT PERSON:

CULTURAL AFFILIATION:

ARCHITECT/BUILDER: Sutton & Whitney

NARRATIVE STATEMENT OF SIGNIFICANCE see continuation sheets

9. MAJOR BIBLIOGRAPHIC REFERENCES

BIBLIOGRAPHY See continuation sheet

PREVIOUS DOCUMENTATION ON FILE (NPS): N/A

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

PRIMARY LOCATION OF ADDITIONAL DATA:

- State historic preservation office
- Other state agency
- Federal agency
- Local government: *City of Portland Building Records*
- University
- Other -- Specify Repository: *Oregon Historical Society*

10. GEOGRAPHICAL DATA

ACREAGE OF PROPERTY: less than one acre

UTM REFERENCES	Zone	Easting	Northing	Zone	Easting	Northing
1	10	524640	5041170	3		
2				4		

VERBAL BOUNDARY DESCRIPTION The Meier & Frank Delivery Depot is located lots 1-8 of Block 197 in Couch's Addition, Portland, Multnomah County, Oregon.

BOUNDARY JUSTIFICATION The boundary corresponds to the historic boundary of the warehouse built for Meier & Frank.

11. FORM PREPARED BY

NAME/TITLE: John Tess, President

ORGANIZATION: Heritage Consulting Group

DATE: December 1, 2000

STREET & NUMBER: 123 NW Second Avenue, Suite 200 **TELEPHONE:** (503) 228-0272

CITY OR TOWN: Portland **STATE:** OR

ZIP CODE: 97209

ADDITIONAL DOCUMENTATION

CONTINUATION SHEETS

MAPS see continuation sheet

PHOTOGRAPHS see continuation sheet

ADDITIONAL ITEMS

PROPERTY OWNER

NAME: Portland Acquisition I LLC % Fortress Investment Group

STREET & NUMBER: 14755 PRESTON RD #600

TELEPHONE: 972-386-4920

CITY OR TOWN: DALLAS **STATE:** TEXAS

ZIP CODE: 75202

National Register of Historic Places Continuation Sheet

Section number 7 Page 1

The Meier and Frank Delivery Depot is located at 1417 NW Everett, Portland, Oregon. The building is specifically located on Lots 1-8 of Block 97 in Couch's Addition to the City of Portland, Multnomah County, Oregon. The 1927 delivery depot was designed by the noted Portland firm of Sutton and Whitney.

The building may be categorized as Half Modern style. The Meier and Frank Delivery Depot is eligible for listing in the National Register under criterion "c" as an outstanding example of modernist industrial design as interpreted by one of Portland's most notable architectural firms. The building is classically composed. Its rusticated one story base and stylized three story pilasters typify the Half Modern style. Being half traditional and half modern, buildings in this style were stripped of historic ornament while utilizing classical forms. The Meier and Frank Delivery Depot is an excellent representation of this early twentieth century modernist approach to design.

It is also eligible under criterion "a" for its association with the retail firm of Meier & Frank, Portland's oldest and largest department store. The firm, like the city, grew out of the cramped unpaved area near the riverbank and slowly expanded to become the place to shop for clothing, kitchen wares, furniture, and toilet items. A visit to the Meier & Frank Department store could transport even the window shopper into a world of style and elegance.

National Register of Historic Places Continuation Sheet

Section number 7 Page 2

SETTING

The Meier and Frank Delivery Depot is located in Northwest Portland on the west side of 14th Avenue between Everett and Flanders. The four-story reinforced concrete delivery depot covers an entire city block between Northeast 14th and 15th and Everett and Flanders Streets. The area is zoned Central Employment (EX) and was historically filled with industrial businesses and warehouses. These industrial buildings are currently being renovated into new uses such as housing, offices and retail.

SITE

The building occupies the entire block and is flush with the public right of way on all elevations.

EXTERIOR

The Meier and Frank Delivery Depot is a four story rectangular structure with a full basement and flat built-up roof. It is constructed of reinforced concrete with an unpainted concrete exterior.

The concrete one story base of the building is horizontally incised to simulate stone. A beltcourse decorated with dentils separates the first floor from the upper three floors. Unadorned pilasters separate each window bay. Each pilaster is topped with an undecorated capital. An unadorned frieze band finishes the top of the building. Windows are steel sash multi-paned pivots. An elevator penthouse and a tank room are located on the roof.

The south elevation (NW Everett Street) is comprised of sixteen window bays flanked by concrete bays at each end in the same proportion. The main entrance is located on NW Everett Street. Located in the center of this elevation, the entrance is identified by a plain concrete door surround with raised bronze letters reading "Meier and Frank Co." A metal canopy extends across the west half of the first floor along Everett Street. Originally this canopy extended across the entire façade. A total of four roll down garage doors are on this elevation. Two of the roll down garage doors are at the corner of Everett Street and 14th Avenue. Fenestration is irregular at the first floor and regular on the upper floors.

National Register of Historic Places Continuation Sheet

Section number 7 Page 3

The north and east elevations are comprised of sixteen window bays flanked by concrete bays at each end in the same proportion. Fenestration is regular. There are no door openings. The west elevation (15th Avenue) is identical to the north and east elevations except for a door opening in the northernmost bay.

INTERIOR

The interior is largely unfinished open industrial spaces punctuated by massive concrete support columns. Floors and ceilings are concrete. A stairwell is located at the center of the front wall on the south elevation. A freight elevator is located next to the stairwell. An exit stair is located in the northwest corner of the building. Offices are grouped around the front entrance. A large truck elevator is located west of the offices. Each of the upper floors have mens and womens dressing rooms and restrooms near the stairwell.

The original general plan consisted of general package delivery, garage, machine and paint shops on the first floor. Storage and packing were located on the second and third floors and general storage on the fourth floor. This building was constructed to alleviate the terrible congestion experienced at the original downtown Meier and Frank building located at SW Fifth and Alder. Until the construction of the delivery depot, the retail store also functioned as delivery depot. The 1923 Warehouse building located two blocks north of the delivery depot served as storage facility. Goods were stored there and moved to the retail store as stock was needed.

ALTERATIONS

Exterior modifications are minimal. The existing metal canopy is only partially intact. Once extending across the length of Everett Street, it now only covers the west half. It is also in very poor condition. Many steel windows has rusted and are in poor condition. The interior is largely unaltered. The building is in good condition.

National Register of Historic Places

Continuation Sheet

Section number 8 Page 1

The Meier and Frank Delivery Depot is located at 1417 NW Everett, Portland, Oregon. The building is specifically located on Lots 1-8 of Block 97 in Couch's Addition to the City of Portland, Multnomah County, Oregon. The 1927 delivery depot was designed by the noted Portland firm of Sutton and Whitney.

The building may be categorized as Half Modern style. The Meier and Frank Delivery Depot is eligible for listing in the National Register under criterion "c" as an outstanding example of modernist industrial design as interpreted by one of Portland's most notable architectural firms. The building is classically composed. Its rusticated one story base and stylized three story pilasters typify the Half Modern style. Being half traditional and half modern, buildings in this style were stripped of historic ornament while utilizing classical forms. The Meier and Frank Delivery Depot is an excellent representation of this early twentieth century modernist approach to design.

The building is also eligible under criterion "a" for its association with the retail firm of Meier & Frank, Portland's oldest and largest department store. The firm, like the city, grew out of the cramped unpaved area near the riverbank and slowly expanded to become the place to shop for clothing, kitchen wares, furniture, and toilet items. A visit to the Meier & Frank Department store could transport even the window shopper into a world of style and elegance.

National Register of Historic Places Continuation Sheet

Section number 8 Page 2

History of the Building

The outlook for commercial and industrial development in the West never was brighter than now. Economic conditions of the country are working rapidly toward normal and, with the assurance of stable prices, there will be an unprecedented demand for western products. Portland and the entire northwest should prepare for the immense business expansion, which will follow the settlement of industrial conditions on a normal basis.

Julius L. Meier, December 12, 1920

In the days of frothy Americanism following World War I, the Treaty of Versailles and the formation of the League of Nations, Julius L. Meier, scion of Portland's prominent retailing company Meier & Frank, envisioned an enormous commercial expansion. His company, Meier & Frank, would capitalize on that opportunity.

As early as August of 1919, Julius L. Meier talked of building a separate full-block sized building in northwest Portland where the wholesale division could be relocated and expanded. In the months that followed, the company increased its capitalization by two and half times, from \$3.5 million to \$8.5 million, and began to purchase property.

The first of the warehouses built for the quickly expanding department store was the Meier and Frank Retail Reserve Warehouse (1438 NW Irving) constructed in 1923 by the architecture firm of Sutton & Whitney. The Portland firm had recently completed the Ballou-Wright Warehouse and was recognized as one of the premier firms in the Pacific Northwest. The wholesale and jobbing departments which occupied space in the downtown office were relocate to the new structure and expanded.

The site of the Delivery Depot was originally slated to house the Meier & Frank retail reserve warehouse. For some unknown reason, the development was moved and the site of the current Delivery Depot remained undeveloped until 1927.

The enterprise continued to grow, focusing on selection, integrity, quality, service and value. In 1925, Meier & Frank hired Sutton & Whitney to design an addition to the warehouse. It would be equal in size, 100feet x 200 feet, on the half block to the north. In the end, Meier & Frank

National Register of Historic Places Continuation Sheet

Section number 8 Page 3

opted to build the delivery depot on the Everett Street block bounded by Everett, Flanders, 14th and 15th Avenues. For the first time, the firm thought in terms of a second store, suggesting that the warehouse design “could be altered for retail sales if the neighborhood should develop in that direction.”

The Delivery Depot was to be used as the centralized mainspring in the store’s delivery system relieving congestion at the Alder street entrance of the retail store. The building was projected to cost \$500,000. In an effort to modernize Meier & Frank’s operations, Harrison Whitney made an extensive trip to study warehousing and delivery methods of larger department store chains.

Packages being delivered across the city were brought to the depot to be assigned to drivers. Provisions were made so that large delivery trucks could be driven to any point on the first floor of the warehouse. Huge conveyor belts were constructed. A fleet of 80 trucks were put in service the day the depot opened. The first floor held general packages, a garage and the machine and paint shop. The upper floors would hold general storage with 24,000 pound capacity elevators transporting the goods between floors.

With the new Delivery Depot building, Meier & Frank organized its operations into three sectors: The downtown retail store, the Delivery Depot (located on Everett) and the Retail Reserve building (located on Hoyt). The Delivery Depot was where merchandise was unloaded from freight cars, uncrated and tested. “Customer take” items such as clothing were either sent to the store(s) or to the Retail Reserve for overstock. In the case of larger items such as power mowers, furniture and outboard motors, floor models were sent to the store; the remaining items were sent to the Retail Reserve for delivery to the customers’ home.

Comparison of Meier & Frank-related Historic Resources

The Historic Resources Inventory of Portland identifies three buildings related to the Meier & Frank retail enterprise:

The classically designed downtown store at 621 SW Fifth Avenue is a collection of three interconnected structures. All designed by prominent Portland architect A. E. Doyle. These buildings were constructed in 1909, 1915 and 1930.

The Art Deco/ Art Moderne retail reserve warehouse at 615 NW Hoyt Street was built in 1922,

National Register of Historic Places Continuation Sheet

Section number 8 Page 4

designed by the Portland architectural firm of Sutton & Whitney. It was half block in size (now full block) and the first structure built by Meier & Frank that was not a retail store.

The Half Modern Delivery Depot at 1417 NW Everett Street, built in 1927, was designed by the noted Portland architectural firm of Sutton and Whitney. It is a full block in size and was the second non-retail structure built by the firm.

The need for a delivery depot proved Meier & Frank's growth. When constructed, the delivery depot completed the triad of buildings crucial to the company's continued success in the retail industry. Goods could now be received, stored, sold, sorted, and shipped in areas designed specifically for those tasks. These three buildings together embody the careful planning and foresight the Meier & Frank Company possessed.

Sutton & Whitney

The Meier & Frank Delivery Depot was designed by the architectural firm of Sutton & Whitney. Harrison A. Whitney was the architect of record, though the design may be credited to the firm's chief designer, Frederick Fritsch. In late 1920's the firm of Sutton and Whitney was shifting away from the ornamental Art Deco/Art Modern style to the more modern interpretation of classical forms characteristic of the Half Modern style. At the same time the Delivery Depot was being built, Sutton and Whitney's Masonic Temple building was being completed. The Masonic Temple (1927) is considered a perfect embodiment of the Half Modern style with its large volumes, classically proportioned elements, stripped detailing, and clean lines. These same elements can be seen in the Delivery Depot design.

In the 1910 and 1920s, Sutton & Whitney ranked among the leading architectural firms of the Northwest. The firm of Sutton & Whitney was established in 1912 by Portland architect Harrison A. Whitney and Albert Sutton. The firm grew quickly and established offices in both Portland and Tacoma. As described in 1922 by C. H. Carey, "Their excellent work and thoroughly reliable and progressive business methods have secured for them a large and constantly increasing patronage, so that they have become well known as leading architects throughout the Pacific Northwest." As the firm grew, Whitney headed up the Portland branch while Sutton chose to reside in Tacoma and head that office.

In 1923, Sutton died suddenly. The firm however continued to operate under Sutton & Whitney

National Register of Historic Places Continuation Sheet

Section number 8 Page 5

until 1933 when the name of the firm was changed to Sutton, Whitney & Aandahl. In 1950, the name again changed to Whitney, Hinson & Jacobsen.

Harrison A. Whitney

The firm's Portland principal, Harrison A. Whitney, was born on March 20, 1877 in Osage, Iowa. He attended public school in Adrian, Michigan after which he attended the Armour Institute of Chicago. Subsequently, he attended the Massachusetts Institute of Technology, graduating in 1904. Whitney thereupon moved to Portland. Initially, he worked as a draftsman for Whidden & Lewis. One of his first large assignments was to supervise construction for several of the Lewis and Clark Exposition buildings. Of note is the Oregon Forestry Building, the largest log house ever built. In 1912, Whitney joined into partnership with Albert Sutton.

On October 10, 1905, Whitney married Hazel Paulus of Portland. The couple had two daughters, Jeannette and Ruth. He was a charter member of the Oregon chapter of the American Institute of Architects, having helped organize the chapter in 1911. He was active in the Portland Chamber of Commerce, the City Club, Rotary, Scottish Rite, the Masons (where he attained the 32nd degree), Rosarians, Al Kader Shrine and Salvation Army. He was an avid singer, participating in the Portland Symphony Chorus, the Trinity Episcopal Church Choir, and as a soloist at Grace Episcopal Church. Whitney died of heart disease on Saturday, August 18, 1965.

Up to Sutton's death, the firm's major commissions included the Multnomah County Infirmary, the Meier & Frank Warehouse, the Scottish Rite Cathedrals in Portland and Tacoma, the Davidson Baking Company, the Ballou-Wright Warehouse, the Leon Hirsch Residence, and the Hood River Library.

After Sutton's death, the firm's designs include the Imperial Garage, the J.K. Gill Company building, Beth Israel School, the Masonic Temple, Meier & Frank Delivery Depot and the Weatherly Building.

Frederick Fritsch

The driving design force at Sutton & Whitney was Frederick Fritsch, regarded as one of Oregon's most influential and significant architects of the 1920's.

National Register of Historic Places Continuation Sheet

Section number 8 Page 6

Frederick Armbrust Fritsch was born in Portland on April 7, 1891. His parents were of German and French descent, and his grandfather, F. J. Fritsch, a painter and engraver by profession, came to the United States from Germany about 1841, making his living by preparing colored engravings of historical American scenes. Fred Fritsch's father, Charles Fritsch, a skilled upholsterer and cabinetmaker, came to Portland about 1883.

Fritsch finished his formal education upon graduation from high school, working as a helper in his father's upholstery shop, and also was employed as a clerk for the Mutual Life Insurance Company and for the Blumauer-Frank Drug Co. After he graduated from high school, he worked as an apprentice of the architectural firm of Whidden & Lewis, Portland's leading architects at the time. From 1911 to 1917 he worked on and off as a draftsman and designer with another prominent architectural firm, Whitehouse & Fouilhoux.

In 1917 Fritsch joined the staff of Dean Ellis F. Lawrence at the Architectural Department of the University of Oregon at Eugene. During World War I he served in the University of Oregon Medical School Unit of Medical Corps in the U.S. Army. He received an honorable discharge in 1919.

Fritsch then moved to Portland and joined the firm of Sutton & Whitney, where he was chief designer, and after the death of Albert Sutton in 1923, an associate of the firm. He worked for the firm from 1919 to 1929 and during this time he produced his finest work. In 1922 Fritsch's design won the competition for the proposed Scottish Rite Cathedral of Oregon, which was, however, never built. In 1924 another competition was won by Fritsch's design, this time to be constructed in 1927 as the Masonic Temple. The project of the Masonic temple occupied most of Fritsch's time from 1924 to 1927. The building is considered to be one of the best examples of Fritsch's work.

In 1928, Fritsch married Margaret Goodin, also an architect. In 1929, ill health, from which he had suffered since 1924, caused him to leave Sutton & Whitney to seek medical treatment in Philadelphia, where he and his wife collaborated on the design of the Delta Delta Delta sorority house at the University of Pennsylvania, his last job. Too ill to work, Fritsch and his wife returned to Portland where he seldom left his home because of his illness. On October 27th, 1934, discouraged by his apparently incurable illness, Fritsch took his own life at the age of 43, a sad loss to the Portland architectural profession.

National Register of Historic Places Continuation Sheet

Section number 8 Page 7

Frederick Aandahl

The second half of Sutton & Whitney's design team was Frederick Aandahl. Born in Norway in 1887, Aandahl came to Portland in 1919 after working in architects' offices in New York City. Upon arrival, he joined the firm of Sutton & Whitney. He worked with Fred Fritsch on the firm's designs until Fritsch left the firm. Subsequent, Aandahl was responsible for design in the firm entirely. His first major assignment was the Ballou-Wright Warehouse on NW 10th Avenue. In 1934, he became a partner in the firm. Active in the American Institute of Architects, he served as secretary of the Oregon chapter from 1928-30, director from 1937-39, vice president from 1931-32 and president from 1935-36. He also was active on the Oregon board of architect examiners and the Oregon State Board of Health's Hospital Survey and Construction Advisory Council. He died May 11, 1950 at the age of 63. He was survived by his wife and son.

National Register of Historic Places Continuation Sheet

Section number 8 Page 8

Meier & Frank

Aaron Meier was born in Ellerstadt, Bavaria on May 22, 1831. At the age of 24, he came to America and went to work in his brother's general store in Downeyville, California. Part of his responsibilities included peddling trips to Oregon. In 1857, Meier decided to open his own 1,750 square foot general store in Portland. The early years were difficult with fire and bankruptcy destroying the business not once but twice.

A primary element in his success was his wife, Jeannette Hirsch. Eleven years his younger, she was energetic, dedicated and strong. Equally important was finding Sigmund Frank. In 1872, while Meier was on a buying trip to San Francisco, he met Frank, then a young clerk, who impressed him. Meier offered him a job in Portland. Frank took him up on the offer. Within two years, Meier made him a partner and changed the store's name to Meier & Frank.

Meier, his wife, Frank and successors persevered and were rewarded for their labors. In time, Meier & Frank became the largest retail operation in the Pacific Northwest. In 1885, the business moved to a 2-story building on First Avenue. Four years later, shortly after Aaron Meier's death and now under the leadership of Frank, it opened a two-story annex at Taylor and Second. In 1897, Meier & Frank moved to its present location on Fifth Avenue with a five-story, 120,000 square foot building. A little more than ten years later, in 1909, the store added a quarter block 10-story annex at Sixth and Morrison. Upon opening, Meier & Frank announced that they would replace the original 1897 building with a 15-story building. Due to Sigmund Frank's death, this addition was not completed until 1915. With completion, Meier & Frank had the largest store west of Chicago and the fourth largest in the country.

When Frank died in 1910, Julius Meier, Aaron Meier's son, was named Vice President and General Manager. Julius' older brother, Abe, was named president---though the position was largely ceremonial with Julius carrying the decision making power. Julius Meier had not intended to be a shopkeeper. He received a law degree from the University of Oregon at the age of 21 in 1895 and formed a law partnership with his best friend, George Joseph. Yet, after a few years, he went to work at the store. Julius worked hard over ensuing years to built Meier & Frank into one of the city's premier retailers. He also was active politically, eventually being elected governor in 1930. Seven years later, Meier died.

With the completion of the 1915 addition, Meier & Frank occupied its 3/4 block parcel to its

National Register of Historic Places Continuation Sheet

Section number 8 Page 9

fullest extent. The final quarter block was already developed and not for sale. Expansion was problematical. The problem was solved with the decision to build the retail reserve warehouse on NW Irving in 1923.

Relocating the wholesale, jobbers and distribution to a separate building allowed considerable opportunity to expand that area of the business. At the time, it was not unusual for Meier & Frank to furnish entire houses, apartments and hotels. With Portland's population boom resulting directly in a building boom, Meier & Frank saw this as an important market, though space limitations in the downtown store made display and development difficult. Equally important, the Retail Reserve warehouse and later the Delivery Depot freed up considerable space in the downtown store for ready to wears and other smaller merchandise.

After spending the 1920's concentrating on warehouse expansion, Julius Meier completed the Meier & Frank block in 1930 with a quarter block 15-story addition at Sixth and Alder. Shortly thereafter, Meier was nominated and elected governor of Oregon. In 1937, he died. Control of the family enterprise passed to Aaron Frank, Sigmund's youngest son. Skilled in the family business, Aaron became Portland's most influential business leader in the 1940s and 1950s. Under his leadership, Meier & Frank branched out to new satellite stores at Lloyd Center and Salem and beyond.

By the 1960s, the economic realities were forcing consolidation of retail chains across the country. This reality hit Oregon in 1964 when the May Company expressed interest in buying Meier & Frank. Although slow to give up control of a 107-year old family-run business, Meier and Frank sold to the May Company in 1966.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 9 Page 1

Bibliography

“Central Delivery Depot Planned By Portland Retail Firm” Oregonian, 2 January 1927:1

Abbott, Carl. Portland: Planning, Politics and Growth in a Twentieth Century City. (Lincoln: University of Nebraska, 1983).

City of Portland Building Records

City of Portland Buildings Bureau microform and card files.

Clark, Rosalind and the City of Albany. Architecture, Oregon Style. Portland, OR: Professional Book Center, Inc., 1983.

Corning, Howard McKinley, Dictionary of Oregon History (Portland, OR: Binford & Mort, 1956).

Ferriday, Virginia Guest, et al., Historic Resource Inventory. (Portland, OR: City of Portland, 1984).

Heritage Consulting Group Meier & Frank Warehouse National Register Nomination, Portland, OR: unpublished, 2000).

Heritage Investment Corporation, Northwest 13th Avenue Historic District. (Portland, OR: unpublished, 1986).

MacColl, E. Kimbark. The Growth of a City: Power and Politics in Portland Oregon, 1915-50. (Portland, OR: The Georgian Press, 1979)

MacColl, E. Kimbark. The Shaping of a City: Business and Politics in Portland, Oregon, 1885-1915. (Portland, OR: The Georgian Press, 1976)

Multnomah County Tax Assessor records, microform, automated data files and card files.

Oregon Historical Society, Vertical Files.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 9 Page 2

Polk's Portland, Oregon City Directory. (Portland, OR: Polks).

Poppeliers, John C., Chambers, S. Allen, and Schwartz, Nancy B. What Style Is It?. (Washington, D.C.: Preservation Press, 1983).

Snyder, Eugene E., Portland Names and Neighborhoods. (Portland, OR: Binford & Mort, 1979).

Vaughan, Thomas and Ferriday, Virginia Guest. Space, Style and Structure: Building in Northwest America. (Portland, OR: Oregon Historical Society, 1974).

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section Photos Page 1

Meier & Frank Delivery Depot
Name of Property

Multnomah County, Oregon
County and State

General Information

Information for items 1-5 is the same for all photographs

1. Meier & Frank Delivery Depot
2. 1417 NW Everett
3. Photographer: Christina Robertson
4. Date of Photo: November, 2000
5. Negatives: John Tess, Heritage Consulting Group
123 NW Second Avenue, Suite 200
Portland, OR 97209

Photo 1 6 South elevation, looking NW
7. 1 of 10

Photo 2 6. Corner of 15th and Everett, looking NE
7. 2 of 10

Photo 3 6. West elevation, looking NE
7. 3 of 10

Photo 4 6. Corner of 15th and Flanders, looking SE
7. 4 of 10

Photo 5 6. Corner of 14th and Flanders, looking SW
7. 5 of 10

Photo 6 6. South elevation, entrance detail , looking north
7. 6 of 10

Photo 7 6. South elevation, window detail, looking north
7. 7 of 10

Photo 8 6. Interior, 1st floor stair landing, looking SW
7. 8 of 10

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section Photos Page 2

Meier & Frank Delivery Depot
Name of Property

Multnomah County, Oregon
County and State

Photo 9 6. Interior, first floor, general view
7. 9 of 10

Photo 10 6. Interior, 4th floor, general view
7. 10 of 10