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NATIONAL REGISTER

United States Department of the Interior National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in Guidelines for Completing National Register Forms (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

1. Name of Property

historic name Landenberger, C.A., House
other names/site number Landenberger-Jorgensen House
Jorgensen, Emil, House

2. Location

street & number 1805 NW Glisan Street
city, town Portland
state Oregon code OR county Multnomah code 051 zip code 97209

3. Classification

Ownership of Property: private (checked)
Category of Property: building(s) (checked)
Number of Resources within Property: Contributing 1, Noncontributing 1, Total 2

Name of related multiple property listing: N/A

Number of contributing resources previously listed in the National Register: N/A

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, 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 (checked) does not meet the National Register criteria. See continuation sheet.
Signature of certifying official: Deputy State Historic Preservation Officer
Date: January 5, 1988

In my opinion, the property meets (unchecked) does not meet the National Register criteria. See continuation sheet.
Signature of commenting or other official:
Date:

5. National Park Service Certification

I, hereby, certify that this property is:
entered in the National Register. (checked)
determined eligible for the National Register.
determined not eligible for the National Register.
removed from the National Register.
other, (explain:)

Signature of the Keeper

Date of Action

6. Function or Use

Historic Functions (enter categories from instructions)

Domestic: single dwelling

Current Functions (enter categories from instructions)

Domestic: multiple dwelling

Commerce: office

7. Description

Architectural Classification

(enter categories from instructions)

Late Victorian: Queen Anne

Materials (enter categories from instructions)

foundation stone (basalt)

walls weatherboard

shingle

roof asphalt (composition shingle)

other glass

Describe present and historic physical appearance.

The C. A. Landenberger/Emil C. Jorgensen residence is a 2½ story building of frame construction on ashlar. Constructed in 1896, it exhibits the distinctive attributes of Queen Anne architecture: Asymmetrical composition, varied bays and projections, and variegated siding. The building recently was converted to a combination office/residential building. It is in excellent condition and remarkably intact.

Exterior

The building is composed of asymmetrical volumes. A primary volume of the building is the eastern portion with its high gabled roof, ground floor polygonal bay windows and paired windows above. A second major volume extends to the west of the eastern block. It features a bellcast gable roof which flares out over a recessed porch. A tertiary volume projects further west, a relatively simple 1½ story wing with gable roof.

The cladding of the building includes heavily rusticated ashlar at the base, clapboard siding on the ground floor, and shingle siding on the second floor and on the gable ends. Basement openings are capped with an arched radiating voussoir pattern. The lowest tier of shingles, where the first and second floor meet, is sawtoothed. This same pattern appears in the shingles above most openings. All windows are wood sash and, unless noted otherwise below, are double-hung, one-over-one.

South Elevation

The building's primary facade is the south elevation which faces Glisan Street. To the right (east) of this elevation is the gable end of the eastern mass of the building. The ground floor of this portion of the south elevation is devoted completely to a wood-framed polygonal bay window. The central window in the bay features a large pane with a stained glass transom above.

A wood balustrade caps the bay at the second floor. There is a pair of windows at the second floor, divided by a wide paneled mullion. In the attic level, framed by the bracketed projecting eaves of the gable roof, are three narrow openings. Directly beneath these openings are pairs of smaller openings which appear to serve as ventilation for the attic space.

(Continued)

8. Statement of Significance

Certifying official has considered the significance of this property in relation to other properties:

nationally statewide locally

Applicable National Register Criteria A B C D

Criteria Considerations (Exceptions) A B C D E F G

Areas of Significance (enter categories from instructions)

Architecture
Ethnic Heritage: European

Period of Significance

1896-1906
1902-1931

Significant Dates

1896

Cultural Affiliation

N/A

Significant Person

Christian Adam Landenberger

Architect/Builder

Unknown (possibly Justus Krumbein)

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

The C. A. Landenberger/Emil C. Jorgensen residence, located at 1805 NW Glisan Street in Portland, Multnomah County, Oregon, is a 2½ story house in the Queen Anne style which is outstanding in the historically fashionable Nob Hill section of northwest Portland. Built in 1896, it retains almost all original exterior and interior fabric. Its original occupant, Christian Landenberger, was a leading figure in Portland's German-speaking community. He founded Oregon German Zeitung, the city's German language newspaper, in 1868. Landenberger's daughter Pauline, and her husband Emil Jorgensen also occupied the house. Jorgensen was a prominent wholesale and retail liquor distributor. The property is eligible for listing in the National Register of Historic Places under Criterion C as an unusually well preserved and locally significant example of Queen Anne architecture. It is secondarily eligible under Criterion B as the property most importantly associated with Christian Landenberger standing today. The house was highly ranked in the Portland Historic Resource Inventory, completed in 1984. Its primary historic period of significance extends to Landenberger's death in 1906, and the secondary period ends with the death of the Landenbergers' daughter in 1931.

Nob Hill - Neighborhood Context

The Landenberger/Jorgensen residence occupies Lot 1 of Block 174, Couch's Addition to the City of Portland. Captain John Couch platted this portion of his 1845 donation land claim in the 1870s. This area emerged in the 1880s and 1890s as the most fashionable residential neighborhood in the city. It was then that a series of large Victorian homes was built by Couch and his daughters on double size, 200 x 400-foot blocks which Couch platted west of 19th Street. Other leading families were drawn to the area, and although most of the great mansions were later torn down, several still remain, including such National Register-listed properties as the George Heusner residence, the Ayer-Shea residence, the Willaim R. MacKenzie residence, and the Lewis Mills residence.

Christian Landenberger's decision to build his home in Nob Hill was a natural choice for a prominent Portlander of the late 19th Century. Although not as large or ornate as the great Couch family mansions a block to the west (razed long ago), the Landenberger House is noteworthy for the fine quality of its detail and for its state of preservation.

(Continued)

See continuation sheet

9. Major Bibliographical References

Previous documentation on file (NPS):

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

See continuation sheet

Primary location of additional data:

- State historic preservation office
- Other State agency
- Federal agency
- Local government
- University
- Other

Specify repository: _____

10. Geographical Data

Acreage of property less than one

UTM References

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Zone Easting Northing

B

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Zone Easting Northing

C

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D

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See continuation sheet

Verbal Boundary Description

The nominated area is Lot 1, Block 174, Couch's Addition to the City of Portland in Multnomah County, Oregon. The lot is located in NE $\frac{1}{4}$ Sec. 33, Township 1N., Range 1 E., Willamette Meridian.

See continuation sheet

Boundary Justification

The nominated area comprises the entire 50 x 100-foot lot historically improved and occupied by the Christian Landenbergers and their daughter and son-in-law, the Emil Jorgensens, from 1896 onward.

See continuation sheet

11. Form Prepared By

name/title John M. Tess, with assistance of Ted Miller, owner of nominated property
 organization Heritage Investment Corporation date August, 1987
 street & number 123 NW Second Avenue, Suite 200 telephone (503) 228-0272
 city or town Portland state OR zip code 97209

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The central portion of the south elevation features the main entry, a porch with pedimented roof, and a smaller volume on the second floor protruding out from the gable end above it. The porch is accessed by stone steps. The porch opening is framed by paired, Tuscan order columns. The porch is enclosed with a wood balustrade. Square posts support the prominent purlin above the porch.

Within the pediment at the porch entry is a decorative carved wood piece. The front door accessing the porch is paneled, with a single light, and a leaded glass transom above. There are three windows facing the porch, of which the easterly features leaded glass.

The second floor of the central portion of the south elevation is a cross gable end projecting out of the bell-cast roof. It features a pair of windows. Capping the second floor projection is a wood balustrade. The attic level features a single window set in a Gothic arched opening.

The balance of the south facing elements of the building consists of the sides of the west wing and a second porch, described as part of the west elevation, below.

West Elevation

The west elevation is a non-street elevation of the building which nonetheless is a primary facade. The westernmost portion of the house is the 1-1/2 story gable ended west wing. The ground floor of the west wing, west elevation, features a single pane window with stained glass transom. On the upper story of this elevation, in the gable end, is a smaller window. A porch is situated at the juncture of the west wing and the central block of the building. The porch is similar in detail to the main porch on the south elevation, with wood balustrade, Doric capitals on columns, corner posts, and a purlin supporting the flat roof over the porch.

There are two paired doors onto the porch space. Each door has a single light. Windows are situated on either side of the door which accesses the former dining room.

The west elevation of the central portion of the house rises the full 2-1/2 stories of the building. On the second floor there is a single window. On the attic level is a half-round window with arched surround and a narrow wood keystone above.

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East Elevation

The second street elevation of the house, facing 18th Avenue, is the east elevation. This elevation features a polygonal bay window at its north end which is identical to the south elevation bay. The bay is wood framed, with a single pane central window and stained glass transom above. A balustrade caps the bay. Above the bay, on the second floor, is a pair of windows divided by a wide mullion. In the attic level, in the cross gable end, is a small half-round window similar in detail to the attic level window on the west elevation, i.e., with arched surround and thin wooden keystone. Beneath the window are three sets of nine shingles in diamond patterns.

The balance of the east elevation is relatively simple. There is a single oval window, located on the second floor. At the north end of this elevation is a small one-story projection which originally featured two prominent windows. This element was changed, evidently many years ago. There is now a single window set in clapboard siding. The two original transoms remain.

North Elevation

The north elevation is a non-street elevation. It is the least visible of the four elevations because of a nearby residence to the north. The dominant mass of the north elevation is a 2-story gable end. A recessed entry cuts into the ground floor of the gable end. A single window is located in the second floor gable end. There is a recess where this gable end mass meets the west wing. The west wing north elevation features two windows, with shiplap siding in lieu of ashlar at its base.

Other Exterior Features

A stone retaining wall, similar to the stone work at the base of the house, wraps around the east and south perimeters of the property. An ornate wrought iron gate is located at the northeast corner of the property. There is a reconstructed one-story garage with a new concrete driveway on the west edge of the property. The garage closely matches the original, c.1920, garage, which was lost to fire. It incorporates several design features which recall the house, including gable roof with projecting bracketed eaves, paneled corner pillars, and clapboard siding with shingles in the gable ends.

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INTERIOR

The floor plans of the Landenberger/Jorgensen residence are irregular, reflecting the asymmetrical composition expressed on the exterior. Most of the original fabric of the interior remains intact and in excellent condition, including elaborate wood molding, doors, windows, trim, and the layout of rooms. Some changes to accommodate the new uses have been made. These changes have had little impact on the historic integrity of the interior, as identified below.

Ground Floor

The main entry opens onto a fairly narrow entry foyer with stairs leading to the second floor. The original wood railing, balusters and elaborate carved newel posts remain on the stairs. There is baseboard molding and door trim in the entry foyer.

A pair of doors, each with a leaded glass light and with a single transom above, lead to the dining room (now an office) to the west of the foyer. The main feature of this room is an elaborately carved wood alcove, with built-in glass bookcases and a curved ceiling. A swinging door in the center of the alcove leads to the kitchen. Other features of the dining room include wainscoting, ceiling and picture molding, and door and window trim, all as originally built and in excellent condition.

Beyond the dining room in the west wing of the house is the den which also now serves as an office. It features an alcove with a stained glass window, bevelled glass side mirrors, and glass bookcases. It also features wainscot and wood trim at the ceiling and openings. A door at the northeast corner of the room connects to a small room which currently serves as a bathroom.

The kitchen (originally the pantry) is located near the center of the north edge of the ground floor. This room retains its original wainscoting and wood trim at openings. There are new appliances, fixtures and cabinetry in the kitchen.

To the east of the pantry is the former kitchen, which now serves as ancillary space to offices. It also retains much of its original woodwork, including wainscoting, and doors and windows with trim. A door in the northeast corner accesses the exterior. There is a small bathroom off this room.

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The east end of the building is devoted to the largest room in the house--the living room. The room retains its original features, including wainscoting, elaborate ceiling and picture molding, and a marble fireplace framed by fluted Corinthian pilasters. Columns with acanthus leaf capitals frame the juncture of the two halves of the room.

Second Floor

The second floor retains its original configuration of rooms, corridors, and walls (with one exception noted below). Originally consisting of four bedrooms, the floor now is a single apartment with two bedrooms, a kitchen and bathroom. The hallway retains its original stair features, trim at baseboards and openings, and picture molding. There are closets at either end of the hall.

All doors on the second floor are 5-paneled wood doors, except for the bathroom door with its single light and panels below. Several of the doors have glass transoms above, and all retain their original wood trim.

The east wing of the second floor contains the larger of the rooms. It originally was devoted to two bedrooms, which were combined by removing the wall separating the rooms. This enlarged room retains its original door and window trim, and baseboard and picture molding.

The other room, located to the west of the hallway, also retains its original woodwork. An alcove, corresponding to the cross gable on the center portion of the south elevation, projects off this room.

A bathroom at the top of the stairs features its original tile floor, brick tile walls, and door and window trim. There are also original (or vintage) porcelain fixtures--bathtub, sink, and toilet.

A long narrow passage leads to what was originally the fourth bedroom, now functioning as a kitchen. This passage and room retain the original wood floors (whereas the rest of the house has been carpeted). While the kitchen features are non-original, the room retains some original wainscoting and wood trim.

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Basement and Attic

Historically the basement was unoccupied and unimproved, with plain concrete floors, exposed ceiling joists and piping. In recent years an apartment unit has been created in the eastern portion of the basement, with new flooring and plaster siding and a kitchen and bathroom. The balance of the basement remains in its former condition.

The attic is also unoccupied and unimproved.

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The Nob Hill area began to change in 1905, when the Lewis and Clark Centennial Exposition was held in Portland. The fair proved to be a pivotal event in the city's history. In the decade 1900-1910 the population more than doubled, from 90,000 to 212,000. Nob Hill was well positioned to provide much of the housing for this growth. It was well served by trolley lines originally built to connect downtown Portland with the exposition site. Consequently, many of the great mansions were torn down and replaced with dozens of apartment structures. Major institutional uses were also introduced, including Trinity Episcopal Church, St. Mary's Cathedral, and Temple Beth Israel.

Architectural Context

The architect of the house has not been identified to date. The house is more than usually picturesque, with its flared eaves, high basement of broken coursed ashlar, variegated siding, and oval and lunette openings with attenuated keystone accents. It is reminiscent of a documented work in the same vein by Justus Krumbein (1847-1907), a native of Hamburg, Germany who was educated at Hanover Polytechnic School. Krumbein emigrated to San Francisco in 1869, and came to Portland in 1871. He won the competition for the old Oregon Statehouse in 1873 and produced a distinguished body of work in Portland, most of it in the High Victorian Italianate or Second Empire Baroque styles. His later work showed the influence of H. H. Richardson, however.

The Landenberger House and Krumbein's house for Edgar C. Hochapfel on SW 11th Avenue, built in Portland in 1904 and listed in the National Register, have distinctive characteristics in common despite their separation of eight years in date. Both have steeply-pitched gables with flared eaves and raking modillions, patterned shingle siding incorporating lozenge and inset grid motifs, and porches with classical columns in antis. While no documentation of Krumbein's connection with the Landenberger House has come to light, the possibility of the German-born architect providing a house design for his countryman is worthy of consideration, and it may be that in time this tentative attribution may be more positively added to the body of work by an important early Oregon architect.

Photographs of the house taken in the period 1900-1905 provide documentary evidence of interior decorations and original landscape treatments on the standard, compact lot. Christian Landenberger appears in one view, taken in summer, at the southwest corner of the house, where he is shown seated on the west porch with the family dog. The veranda is decorated with hanging baskets, climbing vines, and planter urns on high pedestals supporting cascades of flowers and foliage. Other noteworthy details are a well-trimmed lawn, a vegetable border near the garage, a sidewalk border of pansies, and several young palm trees dotting the lawn. The mature Lindens which historically shaded the parking strip are no longer standing today, but other deciduous street trees were planted in their place in recent

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years. The low basalt wall which lines the street frontages of the yard matches the rock-faced ashlar foundation of the house.

C. A. Landenberger and Emil Jorgensen

The house at 1805 NW Glisan is significant also for its association with two prominent European immigrants, C. A. Landenberger and Emil Jorgensen. It was built in 1896 for Christian Landenberger, who lived in the house with his wife, Marie, until his death in 1906. The Landenbergers left the house to their daughter, Pauline, and her husband, Emil C. Jorgensen. The Jorgensen family lived in the house until Pauline's death in 1931.

Landenberger was born Christian Adam Landenberger in Wurttemberg, Germany, about 1830. Christian and Marie Landenberger emigrated from Germany in the middle of the last century, losing all four of their children to cholera during the sea passage. They had two more children, Pauline and Hugo, while living in New York.

The family moved to the West Coast via the isthmus route, arriving in Portland in 1866. In 1867, Hugo Landenberger, 10 years of age, drowned while swimming in the Willamette River.

C. A. Landenberger was a prominent member of Portland's German community. He was a founding member of the General German Aid Society in 1871. He also founded Oregon German Zeitung, in 1868. The Zeitung, literally newspaper, was the German language news vehicle for Portland's German-speaking population. It had a reported circulation of 800 in 1870 notwithstanding the fact that the 1870 Census numbered native Germans locally at 478. Many of the paper's readers were natives of Austria, Switzerland and the Low Countries. The paper carried news from the Old County, interpreted American culture for recent immigrants, promoted politicians attuned to perceived "German" values, and provided advertising columns for German-owned businesses and professionals. Landenberger sold his interest in the newspaper in the early 1870s, but the paper continued to be published to 1917. The Zeitung and the German Aid Society were essential instruments of German settlement in the state's metropolitan area in the late 19th and early 20th Centuries. Landenberger was retired when he built the house at 1805 NW Glisan (originally it was numbered 581), but the nominated property is the only one standing in Portland today which is directly associated with him.

The Landenbergers' surviving daughter, Pauline, lived in the house with her husband, Emil Jorgensen, beginning in 1902. The Jorgensens had married in 1878 and had two sons, Edwin D. (an accomplished photographer and automobile touring pioneer), and Victor Hugo.

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Emil Jorgensen was born in Haderslev, Denmark in 1851, one of seven children. Orphaned as a child, he made his way to American at age 19, after finishing his schooling. He arrived in Portland in 1872 and went to work as a traveling salesman for Miller and Company, then the leading wholesale liquor house in the Pacific Northwest. He eventually bought the business and operated it successfully in several location in Portland.

In 1876, he opened a liquor store, with David Marx as partner, at 28 North Front Street under the name of Marx and Jorgensen. According to an account in "The Oregon Souvenir" published by the Oregonian in 1892:

Mr. Jorgensen started business in this city with very small capital. By strict attention to business and a constant effort to cater to the best trade in their line in the Northwest, Messrs. Marx and Jorgensen have succeeded in building up one of the heaviest trades in their line on the coast.

The business was moved to a new location at 210 Third Avenue (now 920 SW Third Avenue) after inundation of the first store in 1894, when the Willamette River overflowed its banks. The store was established on the ground floor of a new four-story terra cotta brick structure--the Auditorium Building--which Jorgensen commissioned. This Richardsonian/Sullivan-esque structure, designed by F. Manson White, also housed one of the city's first public auditoriums and a dance hall on the upper floors. The Auditorium Building still stands in downtown Portland and is listed on the National Register.

Jorgensen retired from the liquor business in 1905 at age 54. In 1907, he had his two sons built the Lenox Hotel, an 80-room hostelry located at SW Third and Main in Portland. The building as designed by another prominent Portland architect, Emil Schacht. (Emil Schacht, like Jorgensen, was an immigrant from Denmark,) The Lenox was a first-rate hotel, boasting a fashionable dining room, hot and cold water and a telephone in each room, private baths and steam heat. The advertised rate for overnight lodging was \$1.00. The hotel's stylishness began to fade in the 1930s, when the family stopped managing the property and its condition deteriorated. The building was razed in 1980 and the property is currently occupied by Portland's Justice Center.

Jorgensen was active in Portland's civic affairs as an early member of the Arlington Club and director in the planning of the 1905 Lewis and Clark Centennial Exposition . He died in the house on Glisan Street in 1923, at the age of 72. Pauline Jorgensen continued to live in the house until her death there in 1931.

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Daily Oregonian, July 1, 1867. (Hugo Landenberger obituary)

Daily Oregonian, 1904. (Construction of new building for the German Aid Society)

Daily Oregonian, January 27, 1980. (Razing of Lenox Hotel)

[Hawkins, William J., III,] "Justus Krumbein, Architect, 1847-1907," in
Portland Friends of Cast Iron Architecture Newsletter, No. 16, mimeographed.
Portland, Oregon, 1980.

History of the Columbia River Valley, Vol. II, page 73.

McHaffie, Ingeborg Nielsen. Danish in Portland, Past and Present, 1982.

National Register Nomination, Auditorium Building.

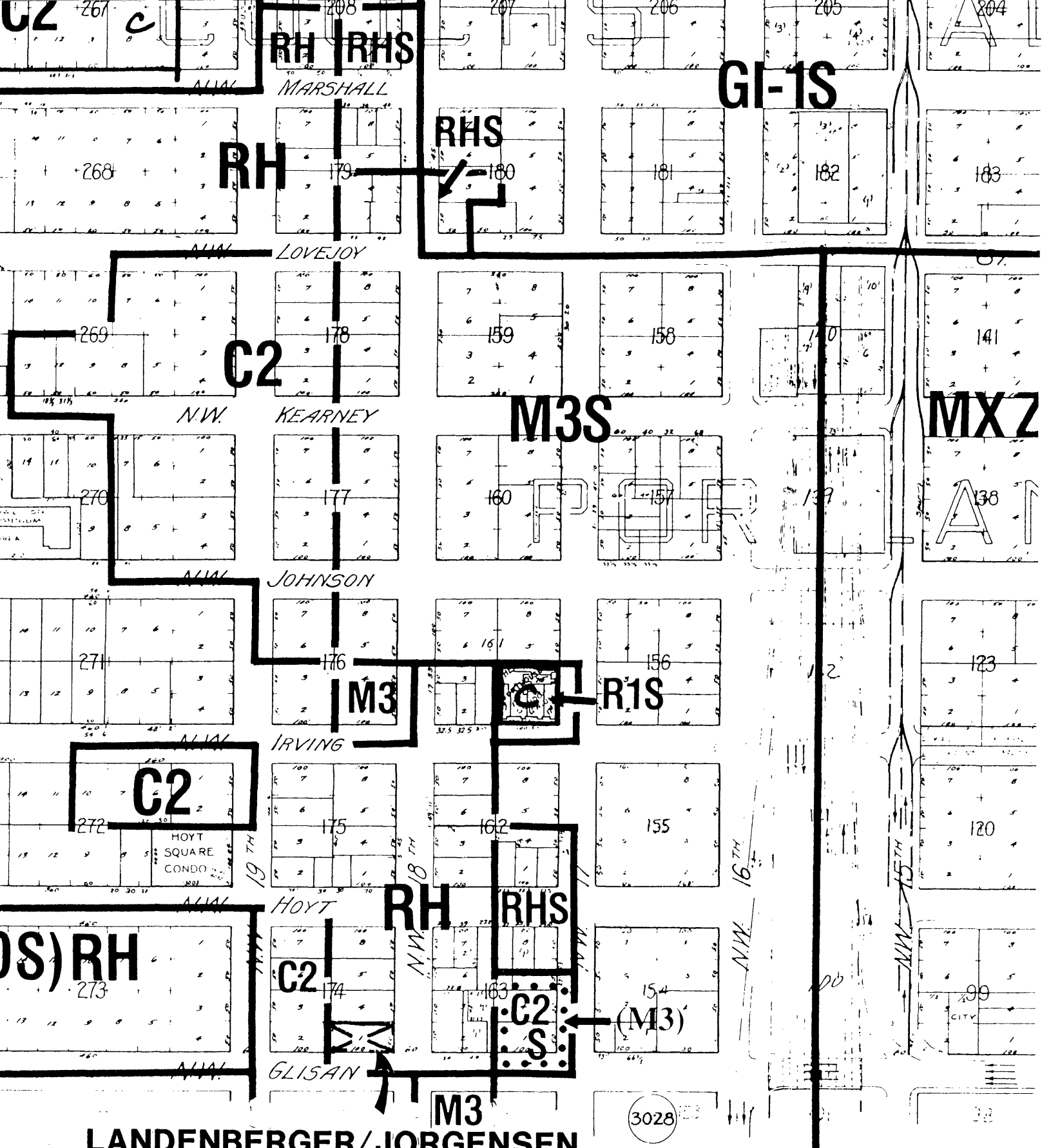
Portland Historic Resources Inventory, 1984.

Potential Conservation Districts, Portland Bureau of Planning, October, 1978.

Robinson, Thomas Ryland. The German-Americans in Portland, Oregon 1858-1887.
Thesis. Reed College Division of History and Social Sciences, 1973.

Interviews

Conversations with Mrs. Sara Buehner, great-granddaughter of C. A. Landenberger,
granddaughter of Emil Jorgensen. June, July, 1987.



**LANDENBERGER/JORGENSEN
RESIDENCE**

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