

56-1771

United States Department of the Interior  
National Park Service



# National Register of Historic Places Registration Form

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

### 1. Name of Property

historic name Redmond Downtown Historic District

other names/site number N/A

Name of Multiple Property Listing N/A

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

### 2. Location

street & number Generally bounded by SW Cascade Ave., SW 5th St., SW Forest Ave. & SW 7th St  not for publication

city or town Redmond  vicinity

state Oregon code OR county Deschutes code 017 zip code 97756

### 3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,  
I hereby certify that this X nomination     request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

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

Applicable National Register Criteria: X A     B X C     D

Christine Curran 8.28.17  
Signature of certifying official/Title: Deputy State Historic Preservation Officer Date

Oregon State Historic Preservation Office

State or Federal agency/bureau or Tribal Government

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

Signature of commenting official Date

Title State or Federal agency/bureau or Tribal Government

### 4. National Park Service Certification

I hereby certify that this property is:  
 entered in the National Register     determined eligible for the National Register  
    determined not eligible for the National Register     removed from the National Register

    other (explain):    

Lisa Albin 10/30/17  
Signature of the Keeper Date of Action

Redmond Downtown Historic District  
 Name of Property

Deschutes County, OR  
 County and State

**5. Classification**

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

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

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

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

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

Contributing	Noncontributing	
30	12	buildings
		site
		structure
		object
30	12	<b>Total</b>

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

1

**6. Function or Use**

**Historic Functions**

(Enter categories from instructions.)

- COMMERCE/business; department store;
- financial institution; restaurant; specialty store
- DOMESTIC/hotel; multiple dwelling
- FUNERARY/mortuary
- HEALTH CARE/medical business/office
- INDUSTRIAL/communications facility
- RECREATION & CULTURE/theater

**Current Functions**

(Enter categories from instructions.)

- COMMERCE/business; restaurant; specialty store
- DOMESTIC/multiple dwelling
- INDUSTRIAL/communications facility
- VACANT/NOT IN USE

**7. Description**

**Architectural Classification**

(Enter categories from instructions.)

- LATE 19<sup>TH</sup> CENTURY REVIVALS/Classical
- Revival; Colonial Revival
- MODERN MOVEMENT/Art Deco; Moderne;
- International Style

**Materials**

(Enter categories from instructions.)

- foundation: CONCRETE
- walls: BRICK; STUCCO; STONE/tuff
- WOOD/weatherboard
- roof: ASPHALT; SYNTHETICS; OTHER
- other: GLASS

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

---

### Narrative Description

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

---

### Summary Paragraph

The Redmond Downtown Historic District is located within the boundaries of the City of Redmond, Deschutes County, Oregon (Figure 1). The approximately seven-acre district is a commercial area parallel to the west of the original railroad alignment of the Oregon Trunk Railroad, which travels along the east edge of downtown. The District boundaries form an irregular polygon generally bounded on the north by SW Cascade Avenue, on the east by SW 5<sup>th</sup> Street, on the south by SW Forest Avenue, and on the west by the alley between SW 7<sup>th</sup> and SW 8<sup>th</sup> streets. The District comprises forty-three (43) properties constructed between 1910 and 1987 consisting of thirty (30) contributing buildings, one (1) building already listed in the National Register of Historic Places, and twelve (12) noncontributing buildings. With only twelve (12) noncontributing resources, over 72 percent of the resources contribute to the significance of the District.<sup>1</sup> The noncontributing buildings are the same scale as the contributing buildings and do not significantly impact the overall visual and functional cohesiveness of the District. Per National Register guidelines for including historically associated landscapes, as well as recent National Park Service guidance regarding boundary justification,<sup>2</sup> the District boundary includes a surface parking lot for its historic setting associations with the adjacent building for which the parking lot was established and which was advertised as a key amenity (338 SW 6<sup>th</sup> St., Piggly Wiggly).<sup>3</sup> There are two vacant lots in the District, however despite these gaps, the District continues to clearly communicate its historic commercial setting and landscape. As a contiguous grouping of early through mid-to-late twentieth century commercial resources, the Redmond Downtown Historic District retains its historic integrity and continues to communicate important information about its commercial development.

---

### Narrative Description

#### LOCATION AND SETTING

The Redmond Downtown Historic District's setting and its historic resources reflect its early twentieth century establishment and its commercial and community development through the mid-to-late twentieth century. The downtown commercial area's arrangement illustrates a common alignment along the cardinal axes, parallel and to the west of the original Oregon Trunk Railroad alignment, which runs generally north-south at the east edge of the District. Southwest Evergreen Avenue is a primary

---

<sup>1</sup> This includes NRHP-Listed properties.

<sup>2</sup> Per Paul R. Lusignan, Historian, National Register of Historic Places, National Park Service, email correspondence to SHPOs, April 2017, "all buildings are part of some larger site or lot" and if the larger site or lot historically associated with the building is proposed for exclusion, the verbal boundary justification must "clearly [acknowledge] that the limited bounds are based on the fact that the larger setting has been compromised by change, not just that nothing interesting stands there." Additionally, per National Register Bulletin 16A: *How to Complete the National Register Registration Form*, boundary instructions to "include any surrounding land historically associated with [a] resource that retains its historic integrity and contributes to the property's historic significance."

<sup>3</sup> "Piggly Wiggly Will Construct Latest Super Drive-In Market," *Redmond Spokesman*, 28 September 1939. The article reported, "Piggly Wiggly will construct one of the most modern stores in the Northwest, a super drive-in market of the latest type...with the big parking lot on the north...With increase in auto travel and parking congestion in town, Piggly Wiggly has seen the need of a parking place for shoppers...Residents of Redmond and all Central Oregon will be invited to make use of the lot for their convenience while buying at the super drive-in market."

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

thoroughfare leading due west from these tracks. Southwest 6<sup>th</sup> Street intersects perpendicularly with SW Evergreen Avenue, forming the intersection that is the heart of Downtown Redmond and anchoring the adjacent streets of Redmond's central business district. Today, SW 6<sup>th</sup> Street is a one-way thoroughfare serving southbound traffic, while northbound vehicles use SW 5<sup>th</sup> Street. All subsequent downtown plats followed the traditional north-south, east-west grid. The District's streets are 60 feet wide with paved, 20 feet wide alleys aligned north-south and bisecting each downtown block. The network of streets and alleys is a circulation feature defining the spatial organization and development patterns of downtown Redmond (Figures 2, 3).

All lots in the District are on a grid system platted in 1905 and part of the ambitious Original Town Plat (Figure 7). Lot sizes vary depending on use and reflect a number of twentieth century parcel boundary alterations as a result of subdivision or merging of adjacent parcels/lots. Paved streets, concrete curbs, and concrete sidewalks characterize the commercial streetscapes. The District's streets are generally 45' wide with paved alleys.

#### **ARCHITECTURAL STYLES AND PROPERTY TYPES**

The District encompasses the largest intact grouping of the commercial resources of Redmond's historic central business district. Dating from 1910 through the mid-to-late twentieth century, most of the buildings are masonry commercial buildings of one-to-two stories. There are four three-story buildings in the District. The majority of contributing resources are One-Part and Two-Part Commercial Block buildings representing either a formal architectural style, or at least the restrained and/or subtle influence of an identifiable stylistic category. In particular, they reflect the influences of the popular Late 19th and 20th Century Revivals and the early Modern styles of the pre-World War II era, and later Modern styles of the post-World War II period. Commercial buildings lacking a definable architectural style comprise the balance of the District. The collection of extant buildings exhibits cohesiveness in materials, scale, and rhythm of design unifying the District.

#### **INTEGRITY DISCUSSION**

The District's setting and its historic buildings reflect its development as a commercial hub of Deschutes County and as a significant regional railroad market center during much of the twentieth century. The vast majority of extant buildings served commercial functions, many of which had mixed uses which included first-floor retail and service spaces with storefronts and upper-story spaces to accommodate meeting halls, offices for professional services, and residential apartments. Interspersed among the commercial properties are buildings of various historic uses, including domestic, health-care-related, recreational, and light-industrial. The thirty (30) contributing resources and the one (1) NRHP-listed property include buildings constructed between 1910 and ca. 1960. Of the twelve (12) noncontributing resources, ten (10) date to the period of significance but suffer from a loss of integrity<sup>4</sup> and only two (2) are currently less than fifty years of age.

---

<sup>4</sup> Several of these resources likely retain their historic fabric beneath nonhistoric claddings and secondary applications. In the future, if the nonhistoric materials and/or infill are removed, these properties should be reevaluated to determine if they would be contributing elements to the historic district.



Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

Many of the buildings in the District reflect changes and alterations that occurred during the District's period of significance, and some of these historic alterations have achieved significance in their own right. The majority of these historic changes reflect the modernization of first-story storefronts. The replacement of display windows and covering of transoms above the storefronts are the most conspicuous modifications. It is notable that many of these alterations left the original openings and spatial relationships of the storefront intact. As a rule, the upper portions of the primary facades of contributing buildings retain their original character and are often the principal means by which to identify a building's original style.

Despite nationwide economic depression followed by World War II, prosperity in Redmond stimulated growth in and around the central business district during the 1930s and 1940s. As a result, the District retains the relatively high number (five (5)) of high-style, Modern Movement buildings for a city of its size. The post-war period ushered in a wave of enhancements to existing early twentieth-century façades and storefronts in an effort to modernize. The influence of Modern architectural styles prompted the installation of aluminum-framed display windows and façade re-facing with pale colors of brick and/or smooth stucco and sometimes a new, asymmetrical storefront. Buildings exhibiting alterations made before ca. 1960 reflect the local evolution of commercial and institutional architecture in downtown Redmond during the District's period of significance. Because many of these changes have gained historical significance in their own right, these buildings are included in the District as contributing resources for their illustration of these trends.

Changes made after the period of significance do not inherently render a building ineligible. If nonhistoric alterations do not compromise essential physical features characterizing a building's identity for which it is significant, the resource is counted as contributing. When nonhistoric alterations result in essential physical features no longer being present or visible enough for the building to communicate its historic identity, the building is counted as noncontributing.

**PROPERTY INVENTORY**

Please see the attached list at the end of this document for information specific to each resource located within the District, where they are arranged in order by street name and then by address. It should be noted that per restrictions in the SHPO database, examples of the Streamlined Moderne style are given the categorization of 'Art Deco' as a place holder in the property inventory list. Where discrepancies in assessment of style occurred, the style categorization deferred to SHPO judgment.

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

**8. Statement of Significance**

**Applicable National Register Criteria**

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

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

**Criteria Considerations**

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

Property is:

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

**Areas of Significance**

(Enter categories from instructions.)

COMMERCE

ARCHITECTURE

**Period of Significance**

1910 – 1960

**Significant Dates**

**Significant Person**

(Complete only if Criterion B is marked above.)

N/A

**Cultural Affiliation** (if applicable)

N/A

**Architect/Builder**

Irvin, Chadwick H. (B); Landaker, Fred (B);

Roald & Schneider (A); Gotter, Ben (B);

Advance Construction Co. (B);

Hart Building Co. (B); Van Matre, Fred (B);

Oleson & Erickson Contractors (B)

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

**Period of Significance (justification)**

The period of significance begins with the construction of the District's oldest extant building in 1910 and ends in 1960 with the construction of several properties that are both over fifty years old and contribute to the themes present in the district. Reflecting a continuum of development, the period of significance also acknowledges historic alterations made to buildings as specific functional needs and commercial styles evolved and accepts the buildings that experienced such alterations within the period of significance as contributing elements to the District.

Though the end of the period of significance is defined as 1960, per consultation with SHPO, it should be noted that buildings listed herein with a 'ca.1960' construction date are most undoubtedly contributing to the District. Should later research indicate a construction date after 1960 and up to 1965, this new information should result in adjustment of the District's defined Period of Significance.<sup>v</sup>

**Criteria Considerations (explanation, if necessary)** N/A

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

The Redmond Downtown Historic District comprises the historic business center of the City of Redmond, Deschutes County, Oregon. It is eligible for listing in the National Register for its local significance under Criterion A in the area of Commerce and Criterion C in the area of Architecture. The District includes the contiguous commercial resources that retain architectural integrity and continue to reflect the evolution of Redmond's economic center from the early twentieth century through the post-World War II period. The District encompasses forty-three (43) properties constructed between circa 1910 and circa 1987 including thirty (30) contributing buildings, one (1) building already listed in the National Register, and twelve (12) noncontributing buildings. The District is locally significant in the area of Commerce for its associations with the growth of Redmond as a railroad market center and regional economic anchor. The physical and architectural development of the downtown commercial center reflects the importance of the early irrigation infrastructure, the railroad, and the Dalles-California Highway in the community's commercial history. The District's resources communicate historic trends in downtown development, physically representing the spectrum of building technology, design, stylistic features, form, and function that define the history of Redmond.

<sup>v</sup> Five buildings (4 contributing and 1 noncontributing) in the District have a ca. 1960 construction date. All five date to sometime between 1956 and 1965. Despite review of all available Sanborn maps (the latest edition of which is 1956), city directories, county assessor records, historic photos, and interviews with longtime residents and location historians, a more precise construction date could not be ascertained within the scope of this project.

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

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

## CRITERION A: COMMERCE

### “HUB CITY”: THE RISE AND EVOLUTION OF THE CITY OF REDMOND AS A REGIONAL COMMERCIAL CENTER

#### SETTLEMENT AND COMMERCIAL DEVELOPMENT OF REDMOND: 1872 to ca. 1960

The Central Oregon community of Redmond developed only after irrigation canals and reliable transportation networks made the arid, remote landscape attractive for homesteaders and merchants. Although a relatively late-developing community, it arose quickly during the 1910s and 1920s, thanks in part to canal and railroad company promotional efforts touting Redmond as a commercial “Hub City” in the “fertile Deschutes Valley.”<sup>vi</sup> Redmond’s historic built environment reflects this early growth and its adaptation to the automobile in the 1920s and 1930s. It also illustrates the community’s sustained prosperity through the 1930s and early 1940s, during a time of broader economic hardship. Redmond’s diversity of agriculture and industry during the post-World War II period supported the community as it expanded its boundaries to accommodate a growing population. Today, the Redmond Downtown Historic District is a continuum of development representative of these waves of growth and renewal.

#### Irrigation & Early Transportation Networks

The federal government first surveyed the area east of the Cascades in Central Oregon around present-day Redmond in 1872 (Figure 6). The only feature shown on surveyor John Meldrum’s subdivision map was Huntington’s Wagon Road, a north-south thoroughfare linking the Columbia River to the north with Fort Klamath to the south. The road followed the Deschutes River and was the forerunner to Highway 97. In his notes, Meldrum described the township in which Redmond would later develop as “too dry for agricultural purposes but produces good bunch grass and is good for grazing.”<sup>vii</sup> Indeed, the lack of water would delay settlement in parts of Central Oregon until irrigation canals made farming and industry viable.

Historically, the availability of water influenced where newcomers and entrepreneurs settled. Redmond, for example, developed later than its neighbors Prineville, to the east along the Crooked River, and Bend, to the south along the Deschutes River. These settlements emerged in the years following the government survey along the key waterways essential to their early economic success. It wasn’t until after the turn of the century and the introduction of irrigation that people settled in the more arid parts of Central Oregon like the area around present-day Redmond. In particular, passage of the Carey Act in 1894 and the Newlands Reclamation Act of 1902 were instrumental in spurring development, allowing the federal government to relinquish “barren”

<sup>vi</sup> “What We Have in the Hub City,” *Redmond Spokesman*, 9 February 1911; Oregon Rail & Navigation Company & Southern Pacific Railway. *Redmond Now*, Promotional Pamphlet. 1910. Oregon Historical Society, Oregon History Project. Accessed online 2 December 2016: <https://oregonhistoryproject.org/articles/historical-records/redmond-now-promotional-pamphlet/#.WEGTsVxoAS4>. See also: Great Northern Railway, St. Paul, Minnesota. *Opening Up Central Oregon*, Brochure, ca. 1909. Oregon Historical Society, Oregon History Project. Accessed online 2 December 2016: <https://oregonhistoryproject.org/articles/historical-records/brochure-opening-up-central-oregon/#.WEGVX1xoBI8>.

<sup>vii</sup> Original Township Plat, T15S, R13E (1872). General Land Office Records. Bureau of Land Management, US Department of the Interior. Accessed online 3 December 2016: <http://www.glorerecords.blm.gov/search/default.aspx>. J. W. Perit Huntington established the road in 1867, following the path of the ancient Klamath Trail. Ward Tonsfeldt and Paul G. Claeysens, “Central Oregon: Adaptation and Compromise in an Arid Landscape – Euro-Americans,” Oregon Historical Society, The Oregon History Project, 2004 (updated and revised by OHP staff, 2014). Accessed online 2 December 2016: <https://oregonhistoryproject.org/narratives/central-oregon-adaptation-and-compromise-in-an-arid-landscape/pre-industrial-period-1870-1910/pre-industrial-communities/#.WEGYZ1xoAS4>.



Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

land to the states on the condition that reclamation, irrigation, and/or disposal to settlers occur. These programs spurred extensive irrigation projects in Central Oregon as the State contracted with irrigation and development companies to construct canals and/or disburse land to prospective settlers. By 1907, six Carey Act projects spanned the upper Deschutes region with the potential to irrigate over 254,000 acres. Among these projects was the Pilot Butte Canal that ran right through the section of sage desert that became present-day Redmond.

Completed by the Deschutes Irrigation and Power Company (D. I. & P. Co.) in 1905, the Pilot Butte Canal was part of a large network of irrigation canals and ditches diverting Deschutes River water to emerging communities. At the time of its completion, 81 people occupied the area through which the canal passed, most having arrived in anticipation of the canal, and it was the catalyst needed to jumpstart development in Central Oregon.<sup>viii</sup> Recognizing the development potential, D. I. & P. Co. formed the Redmond Townsite Company in May 1905.<sup>ix</sup> They named the settlement after Frank and Josephine Redmond, newcomers from North Dakota who pitched a homesteader tent on land suggested by the D. I. & P. Co., next to the canal right-of-way and near the planned railroad line.<sup>x</sup> Before water flowed through the canal – but in great anticipation of its availability – irrigation engineer and real estate businessman B. S. Cook oversaw the town platting and initial sales of land.<sup>xi</sup> The plat laid out an ambitious grid of eighty blocks. The twelve central blocks featured narrow commercial lots, suggesting the expectation of a large downtown. The original plat shows an unidentified railroad right-of-way and the D. I. & P. Co.'s canal along the same alignment and carving a diagonal path across the southeast quadrant of the town plat. That grided plat, the narrow commercial lots, and the diagonal canal and railroad features continue to define Downtown Redmond to this day.

Shortly after the platting of Redmond, D. I. & P. Co. established an experimental farm outside Bend to demonstrate farming techniques on irrigated land. Barely eight weeks later, Portland's *Morning Oregonian* was reporting that "the results already secured prove all that has been claimed for the fertility of the watered soil."<sup>xii</sup> Subsequent fairs and exhibits further demonstrated the successes of farming in the Deschutes Valley, highlighting both the variety and quality of crops produced.<sup>xiii</sup> With the "proven" success of irrigation and new settlers, another early real estate entity Deschutes Valley Land and Investment Company, distributed promotional brochures touting the healthful climate, soil fertility, and abundance of water to prospective newcomers in the Midwest and West.

Newcomers set up camp on the sagebrush and juniper flat in anticipation of the arrival of the canal and railroad. These first residents were ranchers, farm families, and canal workers, living in tents as the first wood-framed buildings went up. Diverted water finally arrived in 1906, and the full system of canals was complete in 1907, with 27,000 acres under contract to new landowners. Like towns across the arid West, Redmond experienced immediate growth with the arrival of water and pending arrival of the railroad. Wood-framed buildings replaced makeshift shelters and camps, and false-front business buildings went up along present-day

<sup>viii</sup> Michael A. Hall and Patricia A. Kliewer, "Pilot Butte Canal Historic District," National Register of Historic Places Registration Form. NRIS No. 15001052. Oregon State Historic Preservation Office, 2015, pp. 3 and 31.

<sup>ix</sup> Hall and Kliewer, 65-66.

<sup>x</sup> It should be noted that although the Redmonds "homesteaded," they did not receive their land via a homestead patent, and there is no such patent on file in the Bureau of Land Management's Government Land Office (GLO) archives. It is likely that the Redmonds contracted/purchased the land directly from the land development company. They moved to Oregon from Walsh County, North Dakota where they both worked as teachers. "United States Census, 1900," database with images, *FamilySearch* (<https://familysearch.org/ark:/61903/1:1:M9VR-WY3>; accessed 5 January 2017).

<sup>xi</sup> "Townsite of Redmond," *The Bend Bulletin*, 5 May 1905.

<sup>xii</sup> "Progress Along Deschutes," *The Morning Oregonian* (Portland), 14 August 1905.

<sup>xiii</sup> "Was Great Success, Redmond Fair Has Many Exhibits," *The Bend Bulletin* (Bend, OR), 28 September 1906.

Redmond Downtown Historic District  
 Name of Property

Deschutes County, OR  
 County and State

SW 6<sup>th</sup> Street. Within its first five years and by the end of 1910, Redmond had its first brick Two-Part Commercial block (the Ehret Building at 251 SW 6<sup>th</sup> Street), two newspapers, and was an incorporated city of 216 residents, with an additional 512 living in the larger Redmond precinct. Bungalows started going up, housing Redmond’s farmers, merchants, and railroad workers.<sup>xiv</sup>

Redmond wasn’t the only community in Central Oregon following this development pattern in the first decade of the twentieth century. The 1910 federal census – the first in which Redmond is documented – tallied Crook County residents in thirty-one census precincts, totaling 9,315 inhabitants countywide. By comparison, only two of those precincts – the Warm Springs Indian Reservation and Prineville – had existed during the previous census ten years earlier, reflecting the combined impact of irrigation and railroad development in this remote, arid region.

	Population of Oregon <sup>xv</sup> (estimated)	Population of Crook/Deschutes Counties <sup>xvi</sup>	Population of Redmond <sup>xvii</sup>
<b>1900</b>	413,536	3,964 (Crook)	--
<b>1910</b>	672,000	9,315 (Crook)	216
<b>1920</b>	788,000	9,622 (Deschutes)	585

Prior to 1911, Redmond’s nearest railroad connection was Shaniko, Oregon, about seventy-five miles to the northeast, which limited economic potential and access to supplies. Lumber companies drove competition between railroad lines – the Great Northern and Southern Pacific railways, in particular – to develop through the Deschutes River valley. Much like their counterparts developing canals, railroad companies put out promotional brochures enticing merchants and home seekers to the area.<sup>xviii</sup> The completion of the bridge over the Crooked River in 1911 finally linked Redmond via the Oregon Trunk Railroad with the Columbia River region to the north, Bend to the south, and distant markets beyond. Additional well-timed federal programs, including the Enlarged Homestead Act (1909) and the Stock Raising Homestead Act (1916), further contributed to the influx settlers to Central Oregon.<sup>xix</sup> What had been a waterless sagebrush flat was now an irrigated railroad town poised for growth.

Central to the local economy was livestock, grazing, and the production of alfalfa hay, mint, and potatoes.<sup>xx</sup> In fact, the Deschutes Netted Gem, known nationally as the Russell Burbank variety, was a prize-winning local potato during this period.<sup>xxi</sup> Crop and livestock prices rose with the outbreak of war in Europe in 1914, and American farming communities, including those in Central Oregon, prospered. Redmond’s role as a shipping point for area farms, dairies, and ranches, as well as for timber coming east from Sisters, was critical for the nascent community. The town’s commercial district was quickly taking shape. Among the approximately 100 buildings noted on the 1913 Sanborn Fire Insurance Company map of Redmond was a near-complete, two-block stretch of downtown structures, including the Ehret Building (built 1910, 251 SW 6<sup>th</sup> St.) and the Irvin

<sup>xiv</sup> “Building Activity,” *Redmond Spokesman*, 14 July 1910.

<sup>xv</sup> All population statistics are taken from Bureau of Census sources and city directories.

<sup>xvi</sup> Deschutes County was formed from Crook County in 1916.

<sup>xvii</sup> Redmond was founded in 1905 and first appears in the 1910 federal census.

<sup>xviii</sup> Oregon Rail & Navigation Company & Southern Pacific Railway. *Redmond Now*, Promotional Pamphlet. 1910. Oregon Historical Society, Oregon History Project. Accessed online 2 December 2016: <https://oregonhistoryproject.org/articles/historical-records/redmond-now-promotional-pamphlet/#.WEGTsVxoAS4>. See also: Great Northern Railway, St. Paul, Minnesota. *Opening Up Central Oregon*, Brochure, ca. 1909. Oregon Historical Society, Oregon History Project. Accessed online 2 December 2016: <https://oregonhistoryproject.org/articles/historical-records/brochure-opening-up-central-oregon/#.WEGVX1xoBI8>.

<sup>xix</sup> Lou Ann Speulda, *Oregon’s Agricultural Development: A Historic Context, 1811-1940*, (Salem: Oregon State Historic Preservation Office, 1989, Revised 1990), 14. Accessed online 3 December 2016: [http://www.oregon.gov/oprd/HCD/OHC/docs/statewide\\_agriculture1811-1940\\_1989.pdf](http://www.oregon.gov/oprd/HCD/OHC/docs/statewide_agriculture1811-1940_1989.pdf)

<sup>xx</sup> Speulda, 18.

<sup>xxi</sup> A. E. Lovett, County Agriculturalist, “Growing Potatoes for Market,” *The Bend Bulletin* (Bend, OR), 17 May 1916.

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

Building (built 1912, 421-423 SW 6<sup>th</sup> St.). By 1916, enough settlement had occurred in the region to spur the Oregon State Legislature to carve Deschutes County out of Crook County, at which time Bend became the county seat. At the time, Redmond boasted three churches, a grade school, high school, a hospital, and a commercial club, as well as a “full line of well stocked stores...two hotels, garages, and the usual line of business houses found in the up-to-date towns of this section.”<sup>xxii</sup> By decade’s end, the downtown was taking shape. Today, there are eleven extant buildings in the District from that period. These include:

- Ehret Building, 251 SW 6<sup>th</sup> St., built 1910 (two-part block; brick & stucco)
- Brand Café, 343 SW 6<sup>th</sup> St., built ca. 1910 (two-part block; noncontributing; brick)
- Irvin Building, 421-423 SW 6<sup>th</sup> St., built 1912 (one-part block; volcanic stone (tuff))
- Anderson Building, 530-542 SW 6<sup>th</sup> St., built 1912 (one-part block; brick)
- Butler Drugstore, 453 SW 6<sup>th</sup> St., built 1916 (one-part block; brick)
- Lynch & Roberts Building, 405 SW 6<sup>th</sup> St., built 1917, expanded 1930 (one-part block; brick)
- Odem Theater, 349 SW 6<sup>th</sup> St., built 1917, modified ca. 1937 (one-part block; brick & stucco)
- Fix-It Upholstery, 627 SW Deschutes Ave., built ca. 1917 (wood-frame, false-front building)
- Landaker Building, 457 SW 6<sup>th</sup> St., built 1919, upper stories added ca. 1932 (two-part block; brick)
- First National Bank, 404 SW 6<sup>th</sup> St., built 1919 (enframed block; brick; Classical Revival)

### The Automobile Era

The rise of mechanization and motorized transportation in the early twentieth century resulted in an improved network of roads throughout Oregon and the region. Redmond has long benefited from its location at the junction of two important regional roads, today’s U.S. 97 and Oregon Route 126.<sup>xxiii</sup> In 1913 the state legislature created the Oregon State Highway Commission, thus spurring local and regional road development.<sup>xxiv</sup> The following year the commission approved the first state highway plan, which included the Dalles-California Highway that passed through Redmond.<sup>xxv</sup> Now U.S. 97, this north-south road developed along the path of the ancient Klamath Trail and Huntington’s Wagon Road of the 1860s and 1870s.<sup>xxvi</sup> Like its predecessor routes, the highway was the primary road on the east side of the Cascades. By 1919, the highway was also known as the California-Banff Bee Line, a designation denoting the longer-distance route connecting Los Angeles to Cranbrook, British Columbia, making it part of an international highway.<sup>xxvii</sup>

Although secondary in comparison with U.S. 97, today’s Oregon Route 126 was an important east-west road bisecting the state, connecting Florence to the west with Ontario, Oregon, to the east. In 1917, the state highway commission designated the portion of the road leading east out of Redmond as the Ochoco Highway and the portion to the west as the McKenzie Highway.<sup>xxviii</sup> The federal government originally designated the road U.S. 28 in 1926, but dropped the highway from its system in 1972, at which time it became Oregon Route 126. Locally, it connected Redmond with Sisters to the west and Prineville to the east.

<sup>xxii</sup> *Directory of Crook, Deschutes and Jefferson Counties*, (W.W. Woodbeck, 1917).

<sup>xxiii</sup> Historically, Highway 97 followed the north-south path of SW 6<sup>th</sup> St., and highway 126 entered downtown Redmond from the east on what is now SW Evergreen Ave., jogged south on SW 6<sup>th</sup> St., and left town going west on Highland Avenue.

<sup>xxiv</sup> The state legislature redesigned the commission in 1917. A voluntary citizen board replaces an executive cabinet. ODOT History Committee, *Oregon on the Move: A History of Oregon’s Transportation Systems*, (Salem: Oregon Department of Transportation, ca. 2010), 12-18.

<sup>xxv</sup> *Oregon on the Move*, 13.

<sup>xxvi</sup> This road has been known as State Highway 4 and The Dalles-California Highway, by the end of the 1930s.

<sup>xxvii</sup> “Western Scenic Highway,” *American Motorist*, December 1919, p. 44. The highway is sometimes referred to as the California-Banff “B” Line.

<sup>xxviii</sup> *Oregon on the Move*, 16-17; Ron Singh, *History of State Highways in Oregon*. Salem: Oregon Department of Transportation, 2011, 41-1; 15-1. Accessed online 16 December 2016: [http://www.oregon.gov/ODOT/HWY/GEOMETRONICS/row\\_eng/historyhighwaysoregon/hsho.pdf](http://www.oregon.gov/ODOT/HWY/GEOMETRONICS/row_eng/historyhighwaysoregon/hsho.pdf).

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

Even with more than 107,000 registered vehicles in Oregon by 1920, the full length of the Dalles-California Highway wasn't completed until 1926 when the bridge over Crooked River Canyon opened, nine miles north of Redmond.<sup>xxix</sup> Nevertheless, auto tourism emerged as town boosters and national automobile clubs planned touring routes and published guidebooks directing "autoists" from state to state.<sup>xxx</sup> Promoters of the 1920s-era Bee Line highway targeted the growing segment of auto-tourists, calling it the "shortest route from the tourist playgrounds in California via Spokane, Wash., to the majestic and inspiring mountain and lake region near Banff, with all the wide expanse of forests, rivers and plains between."<sup>xxxi</sup> District properties such as the old Redmond Hotel (and later the New Redmond Hotel built in 1928 at 521 SW 6<sup>th</sup> Street) served the autoing public as they passed through Central Oregon (Figure 8).

In addition to the automobile traffic, Redmond benefited from its location on the only railroad line leading to Bend, eighteen miles southwest. By 1920, Redmond's population had more than doubled to 585 residents, and there were more than two dozen buildings under construction across town, including about fifteen new dwellings. During the 1920s, Redmond transitioned into a maturing community with the opening of an impressive new high school building in 1922 and an airfield southeast of town in 1928. The community experienced setbacks, too, including a fire that struck the downtown core in 1928, destroying the old Redmond Hotel and four adjacent buildings. Today, several extant buildings in Redmond's commercial core were built in the 1920s. They include:

- Davidson Meat Market, 412 SW 6<sup>th</sup> St., built 1921 (one-part block; brick; Classical Revival treatments)
- Parker Drug Store, 447 SW 6<sup>th</sup> St., built ca. 1921 (one-part block; brick)
- Atkinson Building, 535-537 SW 6<sup>th</sup> St., built 1923 (two-part block; brick & stucco)
- Mobil Service Station, 504 SW 6<sup>th</sup> St., built ca. 1925; ca. 1950 (noncontributing)
- Redmond Bakery, 436 SW 6<sup>th</sup> St., built ca. 1927 (one-part block; brick)
- New Redmond Hotel, 521 SW 6<sup>th</sup> St., 1928 (NR-listed) (Colonial Revival; brick)
- Beckwith-Atkinson Building, 526 SW 6<sup>th</sup> St., 1928 (one-part block; stucco)
- Irvin Furniture, 528 SW 6<sup>th</sup> St., 1928 (one-part block; stucco)
- The Fair Store, 422 SW 6<sup>th</sup> St., 1929; 2000 (one-part block; noncontributing)

### **The Great Depression & World War II: 1930-1945**

The 1929 stock market crash forced nearly half of the nation's banks into insolvency, including Redmond's First National Bank (404 SW 6<sup>th</sup> St.). By 1933, the value of the New York Stock Exchange was less than one-fifth of its peak value in 1929, and approximately one-fourth of Americans were unemployed. Businesses shut down, factories closed their doors, and farm income dropped by half. Across the country, little private commercial development occurred during the Great Depression, and the only significant construction nationwide took place through public projects. In particular, the programs of the Works Progress Administration (WPA; renamed the Work Projects Administration in 1939), the Public Works Administration (PWA), and the Civilian Conservation Corps (CCC) significantly affected not only the state's economic conditions, but also the Oregon landscape. One can hardly think of Oregon during this period without recalling the PWA-funded Bonneville Dam project along the Columbia River and the subsequent Woody Guthrie songs promoting it.

<sup>xxix</sup> *Oregon on the Move*, 21, 25. It is alternately known as Crooked River Gorge.

<sup>xxx</sup> Elizabeth Rosin and Dale Nimz, National Register of Historic Places Multiple Property Documentation Form, "Roadside Kansas," (Kansas City, Missouri; Rosin Preservation, 2009), E-7.

<sup>xxxi</sup> "Western Scenic Highway," *American Motorist*, December 1919, p. 44



Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

During the late 1930s, those employed by the WPA Writers' Program travelled throughout Oregon documenting auto tours. Redmond was at a division point between two main tours identified by the authors. The guide described Redmond as "the hub of the central Oregon recreational area, and the center of an intensely cultivated district devoted to potato culture, dairying and turkey raising," and as "the trade center of an irrigated area of diversified farms and a wide range of cattle country."<sup>xxxii</sup> The irrigation infrastructure, alfalfa fields, and the various products of the native juniper trees – pencils, candlesticks, bowls, nutcrackers, small chests – were also mentioned. The State of Oregon sponsored the guide's publication in 1940.

The federal government located a CCC camp just south of Redmond in 1938 from which approximately 600 men worked on National Forest and Bureau of Reclamation projects in the vicinity. Though temporary, the four-year population boom contributed to Redmond's continued growth at a time when many communities were losing population as their economies faltered. In Redmond, eight structures were built between 1938, the year the camp was founded, and 1941, shortly before material restrictions were put in place to support the war effort. (Seven of these buildings are within the District and are listed below.) After the addition of the camp some CCC workers found subsequent work at local mills and plants, including Dant and Russell, Tite Knot Pine Mill, and Ponderosa Moldings.

The local economy benefited from the consolidation of state and federal agency offices during the late 1930s. Completed in 1939, the new Franks Building at 502 SW Evergreen Ave. became the headquarters for "the largest group of agencies serving agriculture housed under one roof in the Northwest" by the end of 1941. Tenants included the Central Oregon Production Credit Association, the National Farm Loan Association, the Agricultural Adjustment Administration, the county agricultural agent, the Farm Security Administration, the shipping point inspector, the district representative of the State Department of Agriculture, and the district office of the U.S. Bureau of Fisheries and Wildlife.<sup>xxxiii</sup>

That same year, Downtown Redmond welcomed a new type of business, a modern, self-service, "super drive-in" grocery store located at 338 SW 6<sup>th</sup> St. In news articles leading up to its December 1939 opening, Piggly Wiggly store manager Ned Fields promoted the availability of parking adjacent to the store. He said: "With the increase in auto travel and parking congestion in town, Piggly Wiggly has seen the need of a parking place for shoppers. Residents of Redmond and all of Central Oregon will be invited to make use of the lot for their convenience while buying at the super drive-in market."<sup>xxxiv</sup> Safeway followed with its own new grocery store, which opened at 716 SW Evergreen Ave. in December 1940.<sup>xxxv</sup> (The Safeway building no longer retains integrity and is not located in the District.)

As private commercial activities slowed considerably or stopped altogether in other cities during the Depression years, Redmond's transportation connections, box factory, lumber mill, hatchery, and potato industries were vital to the hobbled economy. During this period, the city erected a modern hospital, a new grocery store, downtown streets were finally paved, and an uncommonly high number of privately funded construction projects were completed. Additions to and the remodeling of existing buildings within the District included:

- Lynch & Roberts Building, 405 SW 6th St., built 1917, expanded 1930 (one-part block; brick)

<sup>xxxii</sup> Work Projects Administration, Writers' Program, *Oregon: End of the Trail* (Portland, OR: Metropolitan Press, 1940), 392 and 453.

<sup>xxxiii</sup> "Franks Building to Be Quarters for Nine Offices," *Redmond Spokesman*, 4 December 1941; "Farm Office Headquarters," *Redmond Spokesman*, no date (ca. 1940), City of Redmond scanned building files. See also: Oregon Historic Site Form for Franks Building, 8 March 2015.

<sup>xxxiv</sup> "Piggly Wiggly Will Construct Latest Super Drive-In Market," *Redmond Spokesman*, 28 September 1939.

<sup>xxxv</sup> Prior to its construction, Safeway occupied leased space at 421 SW 6<sup>th</sup> St.



Redmond Downtown Historic District  
 Name of Property

Deschutes County, OR  
 County and State

- Landaker Building, 457 SW 6th St., built 1919, upper stories added ca. 1932 (two-part block; brick)
- Odem Theater, 349 SW 6th St., built 1917, remodeled ca. 1937 (one-part block; brick & stucco)
- Central Oregon Co-Operative Creamery, 640 SW Evergreen Ave., built ca. 1926, remodeled ca. 1938 (one-part block; stucco & concrete)

As the decade drew to a close, several new buildings were constructed. Extant examples in the District include:

- Franks Building, 502-508 SW Evergreen Ave., built 1939 (two-part block; poured concrete; Streamlined Moderne)
- Chadwick Building, 354 SW 7th St., built 1939 (poured concrete & stucco; Art Deco & International Style)
- Redmond Spokesman Building, 321 SW 6th St., built 1939 (one-part block; brick; Art Deco)
- Piggly Wiggly Grocery Store, 338 SW 6th St., built 1939 (one-part block; stucco)
- Butler Building, 435-439 SW 6th St., built 1939 (two-part block; poured concrete; Art Deco influences)
- Farmers Hardware, 432 SW 6th St., built ca. 1940 (two-part block; brick)

	Population of Oregon <sup>xxxvi</sup> (estimated)	Population of Deschutes County	Population of Redmond <sup>xxxvii</sup>
<b>1930</b>	956,000	14,749 (Deschutes)	994
<b>1940</b>	1,086,000	18,631 (Deschutes)	1,876
<b>1950</b>	1,521,000	21,812 (Deschutes)	2,956
<b>1960</b>	1,769,000	23,100 (Deschutes)	3,340
<b>1970</b>	2,091,385	30,442 (Deschutes)	3,721

Across the country, the general disruption of private construction resulting from the Great Depression continued after the United States entered World War II, as the nation refitted for wartime production and public works efforts also ceased. Redmond, however, experienced continued growth and development, particularly as it related to the wartime effort. In March 1941, the state’s WPA administrator, E.J. Griffith, announced a grant totaling \$717,000 to improve the Redmond airport. The airport, Griffith noted, was part of a broader coastal defense strategy and was one of a chain extending the length of the country. He said military plans favored such inland fields because they are “out of reach of enemy bombardment and surprise raids from aircraft carriers.”<sup>xxxviii</sup> The following year, the U.S. Army Air Force chose Redmond’s Roberts Field to serve as a training base. Under the direction of the Second Air Force, the Redmond airfield was a sub-field to the Portland Army Airfield during the war. The local population swelled as more than 75,000 troops came to the area for training.

One building in the District was built during the lead-up to war – the Medical-Dental Building at 708 SW Deschutes Ave. Opening in 1941, it reflected the increasing need for advanced medical care for the growing population of Redmond. Just beyond the historic district boundary, another new grocery store opened in December 1940. Having outgrown its leased space at 421 SW 6<sup>th</sup> St., and perhaps in response to the opening of the new Piggly Wiggly store in 1939, Safeway opened a new Art Deco-style grocery store at 716 SW Evergreen Ave.

<sup>xxxvi</sup> All population statistics are taken from Bureau of Census sources and city directories.

<sup>xxxvii</sup> Redmond was founded in 1905 and first appears in the 1910 census.

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

The notable growth and development in Redmond during the 1930s and early 1940s resulted in an uncommonly high number of Art Deco, Streamlined Moderne, and Modern Movement-influenced buildings for a city its size. While similar-sized communities nationwide might boast two or three good examples of these styles, Redmond retains at least six.<sup>xxxix</sup> The high-style examples in the district retaining sufficient integrity to be individually NRHP-eligible are:

- Chadwick Building, 345 SW 7<sup>th</sup> St., built 1939, International Style/Art Deco
- Butler Building, 435-439 SW 6<sup>th</sup> St., built 1939, Art Deco influences
- Redmond Spokesman Building, 321 SW 6<sup>th</sup> St., built 1939, Art Deco/Streamlined Moderne
- Medical-Dental Building, 708 SW Deschutes Ave., built 1941, Streamlined Moderne

### **Post World War II & the Modern Era: 1945 to ca. 1960**

Redmond rode the wave of war-time momentum into the post-war period. In the short time between the end of WWII and 1949, the municipal boundaries grew by 40 acres and building activity increased substantially.<sup>xi</sup> Perhaps as a sign of the pace of activity in Redmond during this period, the 1950 city directory estimated its population to be 4,000, when in reality it stood at 2,956.<sup>xii</sup> After the war, the U.S. Army transitioned control of the airbase at Roberts Field to the City of Redmond, although some questioned whether the City could do anything with the facility.<sup>xiii</sup> Nevertheless, within a few years, private flying flourished and included daily air service. In April 1948, the *Redmond Spokesman* reported that, "During 1947 over 200,000 miles were flown by planes hangered at Roberts field."<sup>xiii</sup> Momentum continued through 1950 with the completion of an airport administration building, which would house United Airlines and other airlines.<sup>xiv</sup> Other projects during this short period included the construction of a new high school gymnasium and the new Edwin Brown Elementary School (850 W Antler Ave.), as well as the completion several buildings on the periphery of the downtown core. The District includes one (noncontributing) building from this brief post-war era, the former Trailways Depot at 356 SW 6<sup>th</sup> St., built ca. 1948.

The pace of development after World War II pushed Redmond's civic leaders toward growth controls, following a model advocated by the League of Oregon Cities. The League had formed in 1925 during a similarly intense period of post-war growth to assist municipalities with legal matters, policy, and model ordinances. Municipalities adopted another wave of growth control measures following World War II, including Redmond. League consultant Robert Pierson advocated establishing a planning commission and developing a city-wide master plan to guide future development.<sup>xv</sup> By 1951, the local government had adopted a zoning ordinance to control retail business expansion, well before the State of Oregon required all counties and cities to adopt land-use plans and zoning ordinances in 1969.<sup>xvi</sup>

---

<sup>xxxviii</sup> "Work on Airport to Start in 14 Days, Says Griffith," *Redmond Spokesman*, 17 April 1941.

<sup>xxxix</sup> Several of these do not retain sufficient integrity to be NRHP-eligible, but the original style is apparent. Additionally, there are several buildings that are known (from historic photograph research) to have evoked one of these architectural styles, but the style is no longer apparent due to insensitive alterations that conceal or have removed stylistic features. These are not included in this count.

<sup>xi</sup> "Election Expands Town by 40 Acres," *Redmond Spokesman*, 3 October 1946.

<sup>xii</sup> *Polk's Bend City and Deschutes and Crook Counties (Oregon) Directory*, (Seattle, WA: R.L. Polk & Co. Publishers, 1950), 13.

<sup>xiii</sup> "Some Thought Former Army Air Base Would Break Redmond as City Field, But Events Have Proved Them Wrong," *Redmond Spokesman*, 8 April 1948.

<sup>xliii</sup> *Ibid.*

<sup>xliv</sup> "Redmond Airport Building Finished," *The Bend Bulletin*, 13 June 1950.

<sup>xlv</sup> "Master Plan for City Explained as Necessary for Program of Zoning," *Redmond Spokesman*, 12 September 1946.

<sup>xlvi</sup> Sy Adler, "Senate Bill 10," Oregon Historical Society, The Oregon Encyclopedia, undated. Accessed online 22 February 2017: [https://oregonencyclopedia.org/articles/senate\\_bill\\_10/#.WLNj43\\_3jg5](https://oregonencyclopedia.org/articles/senate_bill_10/#.WLNj43_3jg5).

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

Concurrent to discussions on zoning, civic leaders debated how to relieve the pressure of increased automobile traffic in the commercial district. The solution came in 1950, resulting in the splitting of U.S. 97 into two one-way streets, with SW 5<sup>th</sup> St. to carry northbound traffic and southbound traffic to follow SW 6<sup>th</sup> St.<sup>xlvi</sup> Although today's U.S. 97 skirts the east side of town, this one-way traffic flow along 5<sup>th</sup> and 6<sup>th</sup> streets still exists today.

The diversity of the local economy allowed the community to weather downturns in certain sectors. Promotional materials published in city directories of the 1950s and 1960s reveal agriculture and livestock production and processing continued as important segments of the local economy, as well as shipping transportation and aviation. Recreation and tourism were emphasized as well, particularly as sustainable capacities of harvestable forest dwindled.<sup>xlvi</sup> When Shevlin-Hixson mill, a major employer near Bend, sold out to Brooks-Scanlon in 1950, some 850 people lost their jobs.<sup>xlix</sup>

Development in Redmond during the 1950s and 1960s resulted in the completion of the Central Oregon District Hospital in 1952, a new post office in 1956, and at least an additional dozen buildings downtown. This wave of construction reflected the increasingly widespread aesthetic of "architecture as volume, regularity, and [avoidance of] the application of ornament."<sup>l</sup> As a result, buildings in the District from this period are typically reinforced concrete buildings with brick masonry cladding and little, if any, applied ornament. (Buildings listed below are contributing unless otherwise noted.)

- Parker Building, 445 SW 6<sup>th</sup> St., built 1950 (two-part block; brick)
- Morris Real Estate, 245 SW 6<sup>th</sup> St., built ca. 1950 (one-part block; concrete; Modern Movement)
- Hogan's Store, 339-341 SW 6<sup>th</sup> St., built ca. 1950 (one-part block; noncontributing)
- Redmond Shoe Store, 418 SW 6<sup>th</sup> St., built ca. 1950, remodeled ca. 2000 (one-part block; noncontributing)
- Cent-Wise Drug, 498 SW 6<sup>th</sup> St., built ca. 1950 (one-part block; noncontributing)
- City Finance Co., 425 SW 6<sup>th</sup> St., built ca. 1960 (one-part block; brick)
- Giles Photography, 433 SW 6<sup>th</sup> St., built ca. 1960 (one-part block; brick)
- Eriksen's Redmond Stationary, 444 SW 6<sup>th</sup> St., built ca. 1960 (one-part block; brick)
- Fifer & Sons Jewelry, 446 SW 6<sup>th</sup> St., built ca. 1960 (one-part block; brick)
- Tilly Jane Beauty Shop, 520 SW Evergreen Ave., built ca. 1960 (one-part block; noncontributing)

<sup>xlvi</sup> "City Paper Work Paves Way for 5<sup>th</sup> [Street]," *Redmond Spokesman*, 29 June 1950.

<sup>xlvi</sup> *Polk's Bend City and Deschutes and Crook Counties (Oregon) Directory*, (Seattle, WA: R.L. Polk & Co. Publishers, 1950), 13-14; *Polk's Bend (Deschutes County, Ore.) Directory*, (Los Angeles: R.L. Polk & Co., Publishers, 1960), 17-18.

<sup>xlix</sup> William G. Robbins, "This Land Oregon, People, Politics, and Environment Since 1945: Forest Products and Agricultural Goods," Oregon Historical Society, The Oregon History Project, 2002 (updated and revised by OHP staff, 2014). Accessed online 22 February 2017: [https://oregonhistoryproject.org/narratives/this-land-oregon/people-politics-and-environment-since-1945/forest-products-and-agricultural-goods/#.WLNhZ3\\_3jg4](https://oregonhistoryproject.org/narratives/this-land-oregon/people-politics-and-environment-since-1945/forest-products-and-agricultural-goods/#.WLNhZ3_3jg4).

<sup>l</sup> Virginia Savage McAlester, *A Field Guide to American Houses* (New York: Alfred A. Knopf, Inc., 2013), 617.

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

## CRITERION C: ARCHITECTURE

### THE ARCHITECTURAL DEVELOPMENT OF THE CITY OF REDMOND: 1910 to ca. 1960

#### LATE 19<sup>TH</sup> AND EARLY 20<sup>TH</sup> CENTURY COMMERCIAL DEVELOPMENT & ARCHITECTURE

Redmond's historic commercial landscape is organized along the cardinal axes of SW 6<sup>th</sup> Street and SW Evergreen Ave., which intersect at the heart of the downtown. These thoroughfares anchor the adjacent street grid. This network of paved streets and alleys defines the circulation and spatial organization that have influenced the development of Redmond since its founding. As a result, the streetscapes reflect a continuum of time and display the hallmarks of historic urban design, including a compact and easily walkable area with sidewalks, uniform set-backs, and pedestrian-scaled, masonry buildings of one, two, and three stories. Both building form and architectural style inform the strong sense of place resulting in a collection of buildings exhibiting cohesiveness in materials, scale, and rhythm of design that unify the District.

The physical expansion of Downtown Redmond followed a pattern of movement north and south and east from the intersection of present-day SW 6<sup>th</sup> Street and SW Evergreen Avenue. Initially, the core of downtown development was limited to one block of SW 6<sup>th</sup> St. between present-day SW Deschutes and SW Evergreen, where a near-solid wall of one- and two-story commercial buildings stood in 1913. By the late 1920s, the street wall had extended south another block to present-day SW Forest Avenue and most of the block north to what is now SW Cascade Ave. Additional commercial and light-industrial development extended east along present-day SW Evergreen Ave. toward the railroad. In the early 1940s, development along Evergreen extended two blocks east to SW 4<sup>th</sup> St. and a full block west to SW 7<sup>th</sup> St. At the time, SW 6<sup>th</sup> St. featured a near-solid wall of commercial development between SW Glacier and SW Cascade. In the late 1950s, Redmond's downtown commercial development had filled the streetfronts for five blocks along SW 6<sup>th</sup> Street between SW Black Butte and SW Glacier, and extended a block off east and west along SW Deschutes and SW Forest, with SW Evergreen fully developed from SW 6<sup>th</sup> east to the railroad.

#### BUILDING FORMS

Commercial buildings and the streetscapes they create in downtown Redmond define both the functional and visual character of the city's central business district. Most of Redmond's commercial buildings are simple, utilitarian structures of one or two stories and have replaced first or second generation buildings. The traditional building material was local volcanic stone (tuff) or red brick. Dating from the early twentieth century, the buildings include examples from almost every decade up to the present. A building's form, and then its architectural style, define commercial architecture of this period. Due to their functional nature, many commercial buildings exhibit restrained and subtle architectural detailing. The first-story storefront is the most prominent and distinctive feature of a commercial building and is an important merchandising element. The rest of the commercial building's key design elements visually relate to it. On the primary facade, important character-defining elements are display windows, doors, transoms, bulkheads, kick plates, and corner posts on the first story, with fenestration, signage, and ornamentation characterizing the second story.

Building forms identified here follow classification terminology generally recommended and recognized by Oregon's National Register of Historic Places program. The commercial building nomenclature relies heavily on forms described in *The Buildings of Main Street: A Guide to American Commercial Architecture* by Richard Longstreth. *Buildings of Main Street* provides standard classifications of commercial buildings by form and arrangement of façade features, categorizing commercial buildings according to façade composition. Despite intricate detailing and stylistic treatments or the lack thereof, the organization of a commercial façade can be reduced to simple patterns that reveal major divisions or functional zones. Such nomenclature is often combined with a building's style, if present (e.g., "Italianate Style One-Part Commercial Block").



Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

The basic building form of a majority of the commercial buildings found in downtown Redmond are the One-Part Commercial Block and the Two-Part Commercial Block forms. One prominent building, the former First National Bank of Redmond, features the distinct Temple Front form.

One-Part Commercial Block

The One-Part Commercial Block is a single-story building with a storefront façade. This building form developed during the mid-nineteenth century and quickly spread as towns and cities developed, particularly in the Midwest and West. Many examples of this building form are found in the District, including nineteen (19) contributing and eleven (11) noncontributing buildings, particularly along SW 6<sup>th</sup> Street. In several examples, as seen at **412 SW 6<sup>th</sup> St.** and **447-453 SW 6<sup>th</sup> St.**, the street frontage is narrow and the façade comprises little more than plate glass windows and an entry spanning the width of the façade. The example at **405 SW 6<sup>th</sup> St.** reflects the common inclusion of multiple retail storefronts under the same roof. The example at **627 SW Deschutes Ave.** is unique in that it is the only false-front building in the District.



Two-Part Commercial Block

Slightly more complex than their one-story cousins, Two-Part Commercial Blocks are typically two to four stories in height with a clear visual separation of internal function between the first-story customer service/retail space and the upper-story office, meeting room, or residential areas within. Upper-story design identifies the building's architectural influences. Similar to One-Part Commercial Blocks, the first story focuses on the storefront glazing and entrance(s). There are several examples of this building form in the District, including one (1) noncontributing and nine (9) contributing buildings, primarily along SW 6<sup>th</sup> Street. The buildings at **445 SW 6<sup>th</sup> St.** and **432 SW 6<sup>th</sup> St.**, for example, clearly illustrate the hierarchy of façade elements and are good examples of the building form.



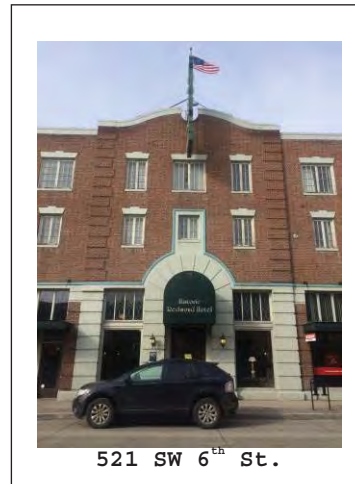


Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

Other

The former First National Bank of Redmond (**404 SW 6<sup>th</sup> St.**) exhibits a sort of hybrid form with elements of both the Enframed Window Wall and the Temple Front configurations. The Enframed Window Wall is a configuration that employs a border at the sidewalls and roofline, enframing the entrance and storefront. The Temple Front facade takes its cue from ancient Greek and Roman temple architecture and is most often found in early- to mid-twentieth century banks and public buildings. There are two primary variations of the Temple Front façade: one with a portico and pediment and the other with full-height columns bookended by the sidewalls. The former bank building exhibits elements of the latter example.



**TRENDS IN BUILDING STYLE & STYLISTIC TREATMENTS**

The Redmond Downtown Historic District includes buildings exhibiting *Late 19<sup>th</sup> and 20<sup>th</sup> Century Revival* and *Modern Movement* styles. Variations of these styles range from high-style to simple, with some eclectic combinations. High-style commercial buildings are relatively rare in small rural market centers such as Redmond. These buildings have sufficient stylistic features and ornamentation to be classified by architectural styles and periods of construction. As such, they reflect conscious design intent and the widespread use of popular architectural styles in commercial architecture. Many of the commercial buildings found in small towns include buildings noted for their eclectic combination or restrained execution of styles applied to traditional commercial forms.

Popular interest in revival styles and precedents emerged out of world's fairs of the late nineteenth and early twentieth centuries, shifting American architectural preferences away from the sentimentality and ornamental excesses of the Victorian era. Philadelphia hosted the nation's centennial celebration in 1876, with national pride, history, and technology on full display. Colonial architecture wasn't a focus of the fair, but interest in early American design among architects and builders gradually took root by the turn of the twentieth century, appearing most often in residential architecture. The subsequent 1893 World's Columbian Exposition in Chicago played a major role in showcasing classical architecture. The exposition introduced classical forms and mass-produced building materials and products to business owners and architects nationwide. With its architectural order and references to antiquity, revivals of classical styles gained favor among architects and designers. Subsequent expositions, including the 1904 Louisiana Purchase Exposition in St. Louis, the 1915 Panama-Pacific International Exposition in San Francisco, and the 1915-1916 Panama-California Exposition in San Diego, further emphasized classical design and introduced Mediterranean Revival styles to the broader public.

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

The **Colonial Revival style** was inspired by early English, Dutch, Georgian, and Adam styles of the American Colonial period. Nationwide in successive waves of popularity during the first half of the twentieth century, architects and builders combined features from the various early styles using them interchangeably on the same buildings. Rarely historically accurate copies, nonresidential buildings in this style are often built of brick, have an accentuated entrance or entry bay; evenly spaced and multi-light windows; Palladian windows; broken pediments above doors, windows, or at the roofline; and chimneys. The prominent three-story New Redmond Hotel (521 SW 6<sup>th</sup> St.) is a good example of the Colonial Revival-style and the only one of its kind in the District.<sup>li</sup>

Like the Colonial Revival style of the same era, the **Classical Revival style** is more monumental and can feature full-height classical columns with accurate capitals and other references to Greek and Roman architecture. The Classical Revival style can be found in residential, commercial, institutional, and civic architecture of the period.<sup>lii</sup> The former First National Bank of Redmond, at 404 SW 6<sup>th</sup> St., is an excellent example of the Classical Revival style and is the District's only high-style example.

The technical innovations with steel and cast concrete that led to the skyscraper and the Commercial Style of Chicago did not affect small, young Western cities like Redmond. Banks, government buildings, and churches continued to reflect classically inspired styles and storefront arrangements remained largely unchanged.



The types and styles of commercial buildings built in Redmond after World War I and before the Great Depression reflected national trends. Most new commercial buildings had minimal architectural embellishment. When it occurred, it often consisted of modest decorative brickwork in the parapet, as in the one-story buildings at 436 SW 6<sup>th</sup> St. and 447 SW 6<sup>th</sup> St. By the 1930s, poured concrete construction and cast concrete ornament became common.<sup>liii</sup>

The prosperity enjoyed by Oregonians in the 1920s led to widespread new construction and brought the Modern Movement's **Art Deco style** to many communities like Redmond by the end of the decade. Originally a European style, it gained popularity in the United States in the late 1920s, becoming the first widely popular style in nearly thirty years to depart from the revival styles traditionally used in commercial and institutional architecture. The style repudiated classical and revival styles and embraced artistic expression complementing the modern machine age. Art Deco design featured geometric and stylized motifs applied to door and window surrounds and at the building's cornice, smooth wall surfaces, and vertical massing and ornamentation. Often upright piers at regular intervals ascended the full height of the façade to create a distinct vertical emphasis and ornamentation included striated and abstract elements embellishing wall surfaces. By the early 1930s,

<sup>li</sup> Restore Oregon holds an easement on the New Redmond Hotel.

<sup>lii</sup> Virginia Savage McAlester, *A Field Guide to American Houses* (New York: Alfred A. Knopf, Inc., 2013), 220.

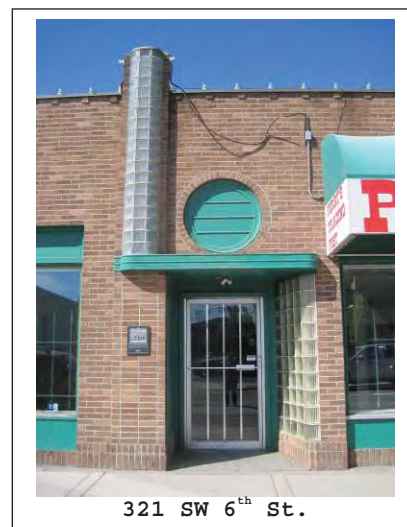
<sup>liii</sup> Carole Rifkind, *A Field Guide to American Architecture* (New York: Plume Publishing, 1995), 218 and 294.

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

both high style and restrained examples of Art Deco appeared in commercial buildings throughout the United States.

By contrast, the subsequent streamlined phase of Modern Movement design introduced during the 1930s and 1940s employed sleek, machine-inspired motifs. The **Streamlined Moderne style** quickly surpassed the popularity of the Art Deco style.<sup>liv</sup> The style featured rectangular and cylindrical forms emphasizing horizontality through the use of smooth surfaces, curving shapes, and a minimum of applied ornamentation. Buildings in this style commonly utilize bands or belt courses across the full width of the façade to emphasize the façade's horizontal lines, smooth wall surfaces of buff-colored concrete or brick, and rounded corners to suggest movement and speed. Large expanses of glass, glass brick, chrome, and stainless steel are common. In Redmond, of the remaining Streamlined Moderne buildings, concrete and stucco exterior finishes are more common than brick.



An austere Modern Movement style that evolved out of the plain, cubist movement in Europe was the **International Style**. Deriving its name from an exhibition of modern architecture that took place at the Museum of Modern Art in New York in 1932, the term International Style is often used interchangeably with Modern Movement. In its most broad usage it describes buildings that have an overall sense of horizontality and feature smooth wall surfaces, expansive windows, an absence of ornament, cantilevered extensions (such as entryways, balconies, or even vertical projections), and a flat roof.

Redmond has several examples of early Modern architecture, particularly in the downtown. The Redmond Spokesman, an one-story brick building at **321 SW 6<sup>th</sup> St.**, built in 1938, reflects elements of the Art Deco and Streamlined Moderne styles, with its round window above the entrance featuring a full-light aluminum framed door, curved glass-block sidelight, and curved visor awning. The Butler Building at **435-439 SW 6<sup>th</sup> St.**, built in 1938, is an example of the influences of the Art Deco style. The two-story Butler Building has a painted, smooth-finished exterior with decorative scored concrete accenting door and window openings. The Medical-Dental Building at **708 SW Deschutes Ave.** is an excellent local example of the Streamlined Moderne style, with its smooth stucco exterior, curved northeast corner with a glass-block window, multi-light steel windows, and an inset entrance with a glass-block surround. The 1939 Chadwick Building at **354 SW 7<sup>th</sup> St.** exhibits an unusual blend of Art Deco and the International Style in its boxy massing, multiple flat roofs, corner casement windows, and decorative vertical banding.

The Modern aesthetic was not restricted to new construction in downtown Redmond. Comprehensive remodel projects involved several buildings in the District during the 1930s and early 1940s, but two older buildings in

<sup>liv</sup> The National Register of Historic Places also recognizes the alternate style classifications of Moderne and Art Moderne.



Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

particular emerged from renovations with Modern features: the Odem Theater (**349 SW 6<sup>th</sup> St.**) in 1937 and the Ehret Building (**251 SW 6<sup>th</sup> St.**) in 1940. The Odem Theater, which is currently undergoing restoration to its historic appearance, was created out of an earlier commercial building to reflect a streamlined appearance with a large neon sign.<sup>lv</sup> The 1910 Ehret Building was comprehensively remodeled in 1940 to give it a fresh, updated look with a streamlined stucco exterior. The changes, which resulted in a building with an early twentieth-century form (still clearly visible) and a Modern Movement-inspired exterior finish, survive and have gained significance in their own right. These two remodel projects illustrate the popularity of and appreciation for streamlined architecture in Redmond during the late 1930s and early 1940s.



Other District buildings were substantially overhauled during the 1930s, but didn't undergo the overall stylistic changes of the Odem Theater and Ehret Building. Instead, buildings such as the Lynch and Roberts Store (**405 SW 6<sup>th</sup> St.**) and the Landaker Building (**457 SW 6<sup>th</sup> St.**) experienced a significant expansion of their building footprint and volume to increase their economic capacities. Changes to the one-story Lynch and Roberts Store in 1930 basically doubled its footprint, while the Landaker Building received two additional stories in around 1932, making it among the tallest buildings in the District.

Similar trends of comprehensive remodeling – both stylistic and functional – occurred in many American cities during the post-World War II period. Storefront updates and wholesale stylistic changes occurred in response to the passage of almost twenty years during which the Great Depression and wartime restrictions had constrained construction, maintenance, and commercial development.

Commercial buildings dating from the post-World War II era were typically simpler and more restrained in appearance than their predecessors. Lacking the vibrant elements associated with earlier Streamlined Moderne designs, the building exterior no longer “[conveyed] a slick package so much as it resembles an open container for the salesroom beyond.”<sup>lvi</sup> Instead, these buildings incorporated extensive arrangements of display windows, prominent freestanding signage, and an aesthetically subservient facade wall.<sup>lvii</sup> Buildings in Downtown Redmond constructed during the post-war period through early 1960s, such as **245 SW 6<sup>th</sup>** and **445 SW 6<sup>th</sup> St.**, followed some of these trends, placing more emphasis on volume and display windows and less on ornamental architecture.

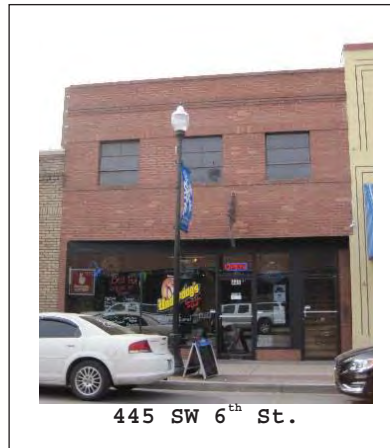
<sup>lv</sup> Michael Houser, Historic Resources Survey Form for Odem Theater, 349 SW 6<sup>th</sup> St., (Salem: Oregon State Historic Preservation Office 1997), 2. Accessed via the Oregon Historic Sites Database online: <http://heritagedata.prd.state.or.us/historic/>.

<sup>lvi</sup> Longstreth, 65.

<sup>lvii</sup> Ibid.

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State



## ARCHITECTS, BUILDERS, AND DEVELOPERS

### Chad Irvin, Developer

A native of Ohio and graduate of Ohio State University, Chadwick Humphreys Irvin (1874-1948) came to Redmond between 1900 and 1910. In 1910, the census documented him living with his mother on the Redmond-Bend Stage Road and making a living as a farmer. By the end of the following year, Irvin had married Nellie Johnson and also purchased the J.W. Woodruff furniture business on N 6<sup>th</sup> Street in downtown Redmond. The next year, in 1912, he purchased the lot at present-day 421 SW 6<sup>th</sup> Street and built the existing stone one-part commercial block where he then operated his furniture and undertaking business. In the late 1920s, Irvin moved his operation south down 6th Street to the building at present-day 528 SW 6th Street. His wife Nellie worked as a “saleslady” in Irvin’s furniture store. In the late 1930s, Irvin expanded his Redmond endeavor with the construction of the Chadwick Building at 354 SW 7th Street, which was to serve as his Irvin Chapel Mortuary.

Though local sources suggest Irvin was a builder, no primary resources list him as occupied in the building trades and the historic record suggests he was more of a small developer. Irvin had been the mortician (self-referred to as the “Frontier Undertaker”) in Redmond since 1911. Irvin remained in Redmond throughout the 1920s and 1930s, during which time he and his wife owned a house on 7th street and then rented a house on 6th street. The family moved again and by 1942 Irvin and his wife were living at 10th and D streets. The historic record suggests Irvin remained in Redmond until his death in 1948.

### Fred “Fritz” Landaker, Developer

A native of Iowa, Fred William Landaker (1894-1954), came to Redmond in 1931 by way of North Dakota (where he worked as a cigar maker for time), Spokane, Washington (where he made a living as a hotel keeper), and Yakima, Washington (where he worked as a commercial salesman for the aluminum industry). Upon arriving in Redmond, he bought the building at 457 SW 6<sup>th</sup> Street and shortly thereafter added the two uppermost stories, wherein he made his residence with his wife Florence.

Though local sources indicate he was a prominent Redmond-based builder, no primary resources list him as occupied in the building trades and the historic record suggests Landaker was more of a small developer than a contractor. City directories, draft registration cards, and census records from the 1930s and 1940s list him in Redmond as making a living operating a restaurant, as a car salesman, and as a city councilman. Landaker remained in Redmond until at least 1948, after which he and his wife moved to Pheonix, Arizona, where he died in 1954, at which time he was listed as a real estate salesman.

Known associated buildings:



Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

Landaker Building, 457 SW 6<sup>th</sup>, Redmond (upper-story addition, ca. 1932)  
Landaker House, 1332 SW Evergreen Ave., Redmond (1939)  
Farmers Hardware Building, 432 SW 6<sup>th</sup> St., Redmond (ca. 1940)

### **Roald and Schneider, Architects**

Operating out of Portland, Oregon, Knud A. Roald and John Thomas Schneider were active as a partnership from around 1928 until WWII.<sup>lviii</sup> Among their work together was the design of the old Portland Airport Terminal on Swan Island. The partnership is known to have designed three Redmond buildings – the Medical-Dental Building (708 SW Deschutes, 1941), the Spokesman Building (321 SW 6th, 1939), and the Central Oregon District Hospital (Canal Blvd., 1952).

Roald was born in 1878, a native of Norway. He received his degree in architecture from Trondheim Technical Institute and also studied in Dresden, Germany before working in various architectural firms in Norway. He came to the United States around 1908 and was still a resident alien in 1910 when he arrived in Portland. Roald worked as a draftsman for Henry Hefty, David Chambers Lewis, and L.P. Bailey Co. between 1911 and 1919. At that time, he partnered with James W. DeYoung, a partnership that lasted until 1928 or 1929. After the dissolution of this partnership, Roald either worked on his own or partnered with John T. Schneider who had worked as a draftsman in the firm of DeYoung & Roald beginning in 1920.<sup>lix</sup> Roald retired in 1963 and died in April 1965. Outside the Roald and Schneider partnership, among the prominent buildings associated with Roald include the new Heathman Hotel, the Portland Theater, the Clark County Poor Farm, and the Rex Arms Apartments in Portland.

John Thomas Schneider, a native of Honolulu, Hawaii, was born in 1901. After spending his formative years in Boise, Idaho, and Portland, Oregon, he studied at the University of Oregon in Portland between 1917 and 1924. During WWI he worked for the Northwest Steel Company in Portland, and then as a draftsman for firms in Idaho and Portland before partnering with Roald either around 1928 or around 1940 (sources vary). Sources suggest Schneider left the partnership during WWII to work for Timber Structures, after which he joined as a partner in the firm of Burns, Bear, McNeil & Schneider. Schneider retired in 1967 and died in 1977 in Portland. Outside the Roald and Schneider partnership, Schneider is known to have been associated with a number of post-WWII buildings in Oregon when he was a partner in Burns, Bear, McNeil and Schneider, Architects; among them: Northwest Natural Gas Building (Portland), Oregon State University Dormitory (Corvallis), Oregon State University Physics-Chemistry Building (Corvallis), and University of Oregon Medical School, Medical Research Laboratories Building, Marquam Hill, (Portland).

### **Ben Gotter, Builder**

Ben Gotter (1882-1967) a native of Iowa and son of a German immigrant, went west as a young man. Prior to 1905, he worked as a carpenter in Roseburg, Oregon, where he had proved up a timber claim in Coos County. After “reading some of the advertisements of the cheap irrigated land on the west side of the Deschutes River,” he left for Redmond in 1905. Upon his arrival in Redmond, he recalled seeing no completed buildings; the Ehret brothers had only just started their first wood-framed store building. Upon his arrival in Redmond, he worked on a variety of early buildings and also bought Jackson’s lumber business while working as a contractor. Sources suggest he was involved in the organization of the first Chamber of Commerce, the First Methodist Church, and was on the school board. The 1910 census shows Gotter as a building contractor living in the Town of Redmond and rooming with Carl Ehret.

<sup>lviii</sup> It should be noted that sources vary and Ritz’s Architects of Oregon provides conflicting information between the bios of the two men as to the active years of the partnership.

<sup>lix</sup> Ritz’s Architects of Oregon provides conflicting information and it is unclear if Roald and Schneider entered a partnership in 1928 or not until around 1940.

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

Gotter married his wife, Grace, in 1911. That same year, he appears listed as a member of the Central Oregon Irrigation Co. Water Users' Association. At the same time the Ehret brothers left Redmond, so did Gotter, at which time he sold his lumber business to the Tum-a-Lum Lumber Company. By the mid-1920s he was living in San Fernando, California, working as a carpenter. He remained in Southern California, working as a contractor or carpenter, for the rest of his life. Spurred by the possibility of attending Redmond's 50<sup>th</sup> anniversary, Gotter authored an article in the *Redmond Spokesman* in 1955 wherein he stated he was "one of the very early settlers and founders of the town of Redmond." The Multiple Property Documentation Form "Craftsman Bungalows in Deschutes County" by Houser mentions Ben Gotter as among the contractors and builders who had advertised plan services in Bend during the early 20<sup>th</sup> century; however no specific building was identified as associated directly with him. Selected buildings Gotter reportedly worked on in some form or fashion include (all of which are in Redmond unless otherwise noted):

- Original Redmond Hotel (nonextant)
- Various Deschutes Irrigation & Power Company projects (e.g. company office, ditch elements)
- Johnson Ranch buildings, south of Powell Butte
- Paulina Schoolhouse
- Sisters Schoolhouse
- Original Lynch & Roberts store (nonextant)<sup>lx</sup>
- Crook County Courthouse, Prineville
- Redmond schoolhouse (nonextant)
- Ehret Brothers Department Store building (251 SW 6th)
- Rodman [sic Redmond] bank<sup>lxi</sup>
- Kendall & Chapman building in Redmond<sup>lxii</sup>
- First Methodist Church
- Gotter dwelling, "a small house near the homes of Carl Ehret and Wilcox"

### **Advance Construction Co., Builder**

In 1910, the Advance Construction Company owned a local brick yard, and had the masonry contract for the construction of Redmond's first brick building—the Ehret building at 251 SW 6<sup>th</sup> Street. The Advance Contrucation Company operated out of Portland and "built stores, warehouses, apartment complexes and one of the first libraries on the east side."<sup>lxiii</sup> Operating for only a short time, the historic record indicates they were insolvent by 1916.

### **Selected known buildings:**

- Broadway Building, Aberdeen, WA (ca. 1912)
- Pendleton (OR) High School (ca. 1912)
- Alco Apartments, Portland, OR (1912)
- Winton Motor Car Co. Building, Portland, OR (1912)

### **Hart Building Company, Builder**

Otho Clement "Bud" Hart (1895-1955) operated the Hart Building Company in Redmond during the mid-20th century. A native of Lebanon, Oregon, Hart was the son of immigrants from the Midwest (Indiana and Iowa). At

<sup>lx</sup> Previously located on the southeast corner of present-day SW 6th and SW Evergreen and destroyed by fire in 1927.

<sup>lxi</sup> It is unclear which bank Gotter may have been associated with. His 1955 article noted that he had been the contractor for "the Rodman [sic] bank, the white pressed brick for which I had shipped from Clayton, WN [sic], then hauled in by freight teams from Shaniko – 120miles." This suggests the existing white brick bank building at 404 SW 6th, however it was constructed after Gotter had moved to California. The context of Gotter's article suggests the construction was right after the completion of the 1910 Ehret Building. It is most likely the bank building referred to is nonextant, however more research beyond the scope of this nomination would be warranted to verify this.

<sup>lxii</sup> Likely the nonextant Kendall Hardware Store formerly at 346 SW 6<sup>th</sup>.

<sup>lxiii</sup> Smith, Andrew, "Alco Apartments," Oregon State Historic Preservation Office Historic Resource Record, (Portland, Oregon: Oregon State Historic Preservation Office, nd.

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

the age of 22, he was an industrial arts teacher in Salem, Oregon. Previously living in Portland, Hart came to Redmond in 1937. He stayed in Central Oregon until about 1945, after which he moved to Eugene where he died.

**Selected known buildings:**

- Low Franks Building, 5th and Evergreen, Redmond (1939; nonextant)
- Walt Franks Building, 5th and Evergreen, Redmond (1939)
- Sisters High School (1939)
- Theater in Madras for Lou Ebert, Portland theater operator (1940)
- Redmond Safeway (1940)
- Medical-Dental Building, Redmond (1941)
- Townsite of Gilchrist, OR (ca. 1940)
- U.S. Army Camp Abott, south of Bend (1940s)
- Prineville High School (ca. 1940)
- Bend Safeway store (ca. 1940)

**Fred Van Matre, Builder**

A native of Nebraska, Van Matre (1886-1952) emigrated from the Midwest between 1900 and 1910. By 1910, he was married and living with his wife in the Deschutes Precinct outside any city limits. At this time, Fred is listed as a brick maker with his own brick yard. Though the couple was childless, the household included four boarders – three of whom worked as laborers in Van Matre’s brick yard. By 1920, the Van Matre’s were living in Bend, where the census documented Fred as a stone mason. The 1930 census documented the family still in Bend, comprised of a household then including six daughters and Fred working as a building contractor.

In April 1939, the Redmond Spokesman reported that Fred Van Matre, Central Oregon contractor, “had a part in the construction of most buildings put up in Redmond during the last 20 years.” Van Matre remained in Bend and working in his own contracting business into at least the 1940s, during which time his eldest daughter, Mabel, worked as the bookkeeper for the construction company. He is known to have completed the construction on the Spokesman Building (321 SW 6th St., 1939) and the expansion of the Lynch & Roberts Store (403 SW 6th St., 1930).

**Oleson & Erickson Contractors**

A native of Iowa, the son of Norwegian immigrants, Ole Knute Olson (1868-1938) arrived in Redmond in 1911. Married in 1894, he was widowed by 1920 when the census documented him living alone in a house he owned on 6th Street and making a living as a building contractor/house carpenter. Olson became a prominent contractor in Central Oregon and was noted to have “built the best of Redmond’s public structures and private homes.” For many years he was in partnership with Elmer Erickson in the contracting business, Olson and Erickson.

**Selected known buildings:**

- New Redmond Hotel
- Redmond High School
- Bend Clinic
- U.S. National Bank, Redmond
- Allen School, Bend
- C.H. Sawyer residence, Redmond
- Milton L. Odem residence, Redmond
- Lynch & Roberts 1930 expansion, Redmond

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

### **SUMMARY STATEMENT OF SIGNIFICANCE**

Composed primarily of commercial business buildings, the Redmond Downtown Historic District represents the historic patterns of economic development of Redmond. As a grouping, this collection of buildings reflects the evolution of commercial functions present in Redmond from 1910 to the early-1960s. It also represents a continuum of early- and mid-twentieth century American architectural history, ranging from a few high-style monumental buildings anchoring the District to restrained functional designs that convey a sense of place and cohesiveness. Of the forty-three resources in the District, nearly seventy percent (70%) contribute to its significance.

---

### **9. Major Bibliographical References**

---

**Bibliography** (Cite the books, articles, and other sources used in preparing this form.)

Adler, Sy. "Senate Bill 10." Oregon Historical Society, *The Oregon Encyclopedia*, undated. Accessed online 22 February 2017: [https://oregonencyclopedia.org/articles/senate\\_bill\\_10/#.WLNj43\\_3jg5](https://oregonencyclopedia.org/articles/senate_bill_10/#.WLNj43_3jg5).

*The Bend Bulletin* [Bend, OR]  
"Townsite of Redmond," 5 May 1905.

Burchard, Jorbe, and Albert Bush-Brown. *The Architecture of America: A Social and Cultural History*. Boston: Little Brown and Company, 1961.

Clark, Keith. *Redmond Where the Desert Blooms*. Portland, Oregon: Oregon Historical Society Press, 1985.

Deschutes County Historical Society. *A History of the Deschutes Country in Oregon*. Redmond, Oregon: Midstate Printing, 1985.

Fitch, James Marston. *American Building: The Historic Forces That Shaped It*. New York: Schocken Books, 1978.

Gebhard, David. *The National Trust Guide to Art Deco in America*. New York: John Wiley and Sons, 1996.

General Land Office Records. Bureau of Land Management, US Department of the Interior. Original Township Plat, T15S, R13E (1872). Accessed online 3 December 2016: <http://www.glorerecords.blm.gov/search/default.aspx>

Great Northern Railway, St. Paul, Minnesota. *Opening Up Central Oregon*, Brochure, ca. 1909. Oregon Historical Society, Oregon History Project. Accessed online 2 December 2016: <https://oregonhistoryproject.org/articles/historical-records/brochure-opening-up-central-oregon/#.WEGVX1xoBI8>

Hall, Michael A. *Heritage Resources Redmond Intensive Level Survey*. Madras, Oregon: Hall, 2009.

Hall, Michael A, and Patricia A. Kliewer. "Pilot Butte Canal Historic District," National Register of Historic Places Registration Form. NRIS No. 15001052. Oregon State Historic Preservation Office, 2015. Accessed online 3 December 2016: <https://www.nps.gov/nr/feature/places/pdfs/15001052.pdf>.

Hole, Leslie Pugmire and Trish Pinkerton. *Images of America Redmond*. San Francisco: Arcadia Publishing, 2009.

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

Houser, Michael. "History of the Moderne Movement in Redmond." Slide show presentation, HLA-007 public hearing, December 14, 2000.

Houser, Michael. Historic Resources Survey Form for Odem Theater, 349 SW 6<sup>th</sup> St. Salem: Oregon State Historic Preservation Office 1997. Accessed via the Oregon Historic Sites Database online: <http://heritagedata.prd.state.or.us/historic/>.

Longstreth, Richard. *The Buildings of Main Street: A Guide to American Commercial Architecture*. Washington, DC: The Preservation Press, 1987.

McAlester, Virginia Savage. *A Field Guide to American Houses*. New York: Alfred A. Knopf, 2013.

Oregon Department of Transportation History Committee. *Oregon on the Move: A History of Oregon's Transportation Systems*. Salem: Oregon Department of Transportation, ca. 2010. Accessed online 16 December 2016: [https://www.oregon.gov/ODOT/CS/BSS/docs/oregononmove\\_final.pdf](https://www.oregon.gov/ODOT/CS/BSS/docs/oregononmove_final.pdf)

Oregon Rail & Navigation Company & Southern Pacific Railway. *Redmond Now*, Promotional Pamphlet. 1910. Oregon Historical Society, Oregon History Project. Accessed online 2 December 2016: <https://oregonhistoryproject.org/articles/historical-records/redmond-now-promotional-pamphlet/#.WEGTsVxoAS4>

*Polk's Bend City and Deschutes and Crook Counties (Oregon) Directory*. Seattle, WA: R.L. Polk & Co. Publishers, 1950.

*Polk's Bend (Deschutes County, Ore.) Directory*. Los Angeles: R.L. Polk & Co., Publishers, 1960.

"Progress Along Deschutes," *The Morning Oregonian* (Portland, OR), 14 August 1905.

#### *The Redmond Spokesman*

"Building Activity," 14 July 1910.

"Future of Redmond," 21 July 1910.

"What We Have in the Hub City: List of Business Houses, etc., in Redmond," 9 February 1911.

"Piggly Wiggly Will Construct Latest Super Drive-In Market," 28 September 1939.

"Farm Office Headquarters," no date (ca. 1940), City of Redmond scanned building files.

"Work on Airport to Start in 14 Days, Says Griffith," 17 April 1941.

"Franks Building to Be Quarters for Nine Offices," 4 December 1941.

"Master Plan for City Explained as Necessary for Program of Zoning," 12 September 1946.

"Election Expands Town by 40 Acres," 3 October 1946.

"Some Thought Former Army Air Base Would Break Redmond as City Field, But Events Have Proved Them Wrong," 8 April 1948.

"City Paper Work Paves Way for 5<sup>th</sup> [Street]," 29 June 1950.

Rifkind, Carole. *A Field Guide to American Architecture*. New York: Plume Publishing, 1995.

Robbins, William G. "This Land Oregon, People, Politics, and Environment Since 1945: Forest Products and Agricultural Goods." Oregon Historical Society, The Oregon History Project, 2002 (updated and revised by OHP staff, 2014). Accessed online 22 February 2017: [https://oregonhistoryproject.org/narratives/this-land-oregon/people-politics-and-environment-since-1945/forest-products-and-agricultural-goods/#.WLNhZ3\\_3jg4](https://oregonhistoryproject.org/narratives/this-land-oregon/people-politics-and-environment-since-1945/forest-products-and-agricultural-goods/#.WLNhZ3_3jg4)

Rosin, Elizabeth, and Dale Nimz. National Register of Historic Places Multiple Property Documentation Form, "Roadside Kansas." Kansas City, Missouri; Rosin Preservation, 2009.



Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

Speulda, Lou Ann. *Oregon's Agricultural Development: A Historic Context, 1811-1940*. Salem: Oregon State Historic Preservation Office, 1989, Revised 1990. Accessed online 3 December 2016:  
[http://www.oregon.gov/oprd/HCD/OHC/docs/statewide\\_agriculture1811-1940\\_1989.pdf](http://www.oregon.gov/oprd/HCD/OHC/docs/statewide_agriculture1811-1940_1989.pdf)

Tonsfeldt, Ward, and Paul G. Claeysens, "Central Oregon: Adaptation and Compromise in an Arid Landscape – Euro-Americans," Oregon Historical Society, The Oregon History Project, 2004 (updated and revised by OHP staff, 2014). Accessed online 2 December 2016:  
<https://oregonhistoryproject.org/narratives/central-oregon-adaptation-and-compromise-in-an-arid-landscape/pre-industrial-period-1870-1910/pre-industrial-communities/#.WEGYZ1xoAS4>

Ward, B. Elizabeth. *Redmond Rose of the Desert*. Redmond, Oregon: Midstate Printing, Inca., 1975.

"Western Scenic Highway." *American Motorist*, December 1919, p. 44.

Work Projects Administration, Writers' Program. *Oregon: End of the Trail*. Portland, OR: Metropolitan Press, 1940.

*Sanborn Fire Insurance Map of Redmond, Oregon*. New York: Sanborn-Perris Map Company, 1913, 1920, 1928, 1941, and 1956. Available online from Midcontinent Public Library.

Singh, Ron. *History of State Highways in Oregon*. Salem: Oregon Department of Transportation, 2011. Accessed online 16 December 2016:  
[http://www.oregon.gov/ODOT/HWY/GEOMETRONICS/row\\_eng/historyhighwaysoregon/hsho.pdf](http://www.oregon.gov/ODOT/HWY/GEOMETRONICS/row_eng/historyhighwaysoregon/hsho.pdf)

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

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

**Primary location of additional data:**

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

Historic Resources Survey Number (if assigned): NA

**10. Geographical Data**

**Acreeage of Property** Approx. 7 acres

(Do not include previously listed resource acreage; enter "Less than one" if the acreage is .99 or less)

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

**Latitude/Longitude Coordinates**

Datum if other than WGS84: \_\_\_\_\_  
(enter coordinates to 6 decimal places)

1 44.274879      -121.175342  
Latitude                      Longitude

3 44.271637      -121.173282  
Latitude                      Longitude

2 4.275002      -121.173304  
Latitude                      Longitude

4 44.271607      -121.175900  
Latitude                      Longitude

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

**Verbal Boundary Description** (Describe the boundaries of the property.)

The boundary is shown as the bold line on the accompanying map entitled "Figure 3: Tax Lot/District Boundary Map."

**Boundary Justification** (Explain why the boundaries were selected.)

The boundary of the Redmond Downtown Historic District encompasses, without exceeding, the concentration of historic resources that retain architectural integrity and are significantly associated with the commercial development of the community during the period of significance. The District's boundary corresponds to the parcel lines of the included properties, all of which lie within the original limits of the town's original plat. The contributing resources define the historic setting and sense of place in downtown Redmond, which is underscored and strengthened by the intact historic street network.

Nonhistoric buildings, buildings that have lost historic integrity, and vacant lots form the boundary in each direction. The commercial properties adjacent to and beyond the boundaries were considered for inclusion, but were determined ineligible for reasons of integrity or age. The Gothic Revival First Presbyterian Church of Redmond (**641 SW Cascade Ave.**) is not included within the district boundary because its historic religious function and architecture differ from the retail, commercial, and mixed-use nature of this historic district. Moreover, the church was individually listed in the National Register of Historic Places in 2001.

**11. Form Prepared By**

name/title Kerry Davis, PSLLC, and Sarah J. Martin, SJM Cultural Resource Services date August 2017  
organization Preservation Solutions LLC (PSLLC) telephone 816-225-5605  
street & number 1007 E. Jefferson Street email kdavis@preservation-solutions.net  
city or town Boise state ID zip code 83712

**Additional Documentation**

Submit the following items with the completed form:

- **General Location Map**
- **Specific Location Map**
- **Tax Lot Map**
- **Site Plan**
- **Floor Plans (As Applicable)**
- **Photo Location Map** (Include for historic districts and properties having large acreage or numerous resources. Key all photographs to this map and insert immediately after the photo log and before the list of figures).

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

**Photographs:**

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

**Photo Log**

**Name of Property:** Redmond Downtown Historic District  
**City or Vicinity:** Redmond  
**County:** Deschutes County **State:** Oregon  
**Photographer:** Kerry Davis  
**Date Photographed:** February 24, 2017

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

- Photo 1 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0001  
SW 6<sup>th</sup> St., view N from S edge of District
- Photo 2 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0002  
SW 6<sup>th</sup> Street, view S from SW Evergreen Ave.
- Photo 3 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0003  
SW Evergreen Ave, view E from W edge of District
- Photo 4 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0004  
SW Evergreen Ave, view SW from SW 5<sup>th</sup> St.
- Photo 5 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0005  
SW 6<sup>th</sup> St., view NW from SW Evergreen Ave.
- Photo 6 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0006  
SW 6<sup>th</sup> St., view NW just N of SW Evergreen Ave.
- Photo 7 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0007  
SW 6<sup>th</sup> St., view NE of 404 (L) through 436 (R) SW 6<sup>th</sup> St.
- Photo 8 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0008  
SW 6<sup>th</sup> St., view S from SW Deschutes Ave.
- Photo 9 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0009  
SW Deschutes Ave., view E at SW 7<sup>th</sup> St.
- Photo 10 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0010  
708 SW Deschutes Ave., Medical-Dental Building
- Photo 11 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0011  
SW 7<sup>th</sup> St., view N-NE at SW Deschutes Ave.

Redmond Downtown Historic District  
Name of Property

Deschutes County, OR  
County and State

- Photo 12 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0012  
View NE of Chadwick Building (354 SW 7<sup>th</sup> St.) at intersection of SW Deschutes Ave.  
and SW 7<sup>th</sup> St.
- Photo 13 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0013  
SW 6<sup>th</sup> St., view N from SW Deschutes Ave.
- Photo 14 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0014  
SW 6<sup>th</sup> St., view N just N of SW Deschutes Ave.
- Photo 15 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0015  
View W of Spokesman Building (321 SW 6<sup>th</sup> St.)
- Photo 16 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0016  
SW 6<sup>th</sup> St., view NW at SW Cascade Ave. of Ehret Building (251 SW 6<sup>th</sup> St.)
- Photo 17 of 17:** OR\_DeschutesCounty\_RedmondDowntownHD\_0017  
SW 6<sup>th</sup> St., view SW at N edge of District

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

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



United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

Redmond Downtown Historic District

Name of Property

Deschutes County, OR

County and State

N/A

Name of multiple listing (if applicable)

Section number Additional Documentation Page 34

### List of Figures

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

- Figure 1: General Location Map**
- Figure 2: USGS Quadrangle Map/Local Location Map**
- Figure 3: Tax Lot/District Boundary Map**
- Figure 4: Photograph Location Map**
- Figure 5: Geographical Context Map/Aerial View**
- Figure 6: Original Township Survey Plat, 1872**
- Figure 7: Original Plat of the Townsite of Redmond, 1905**
- Figure 8: Randy McNally 1925 Auto Trails Map**

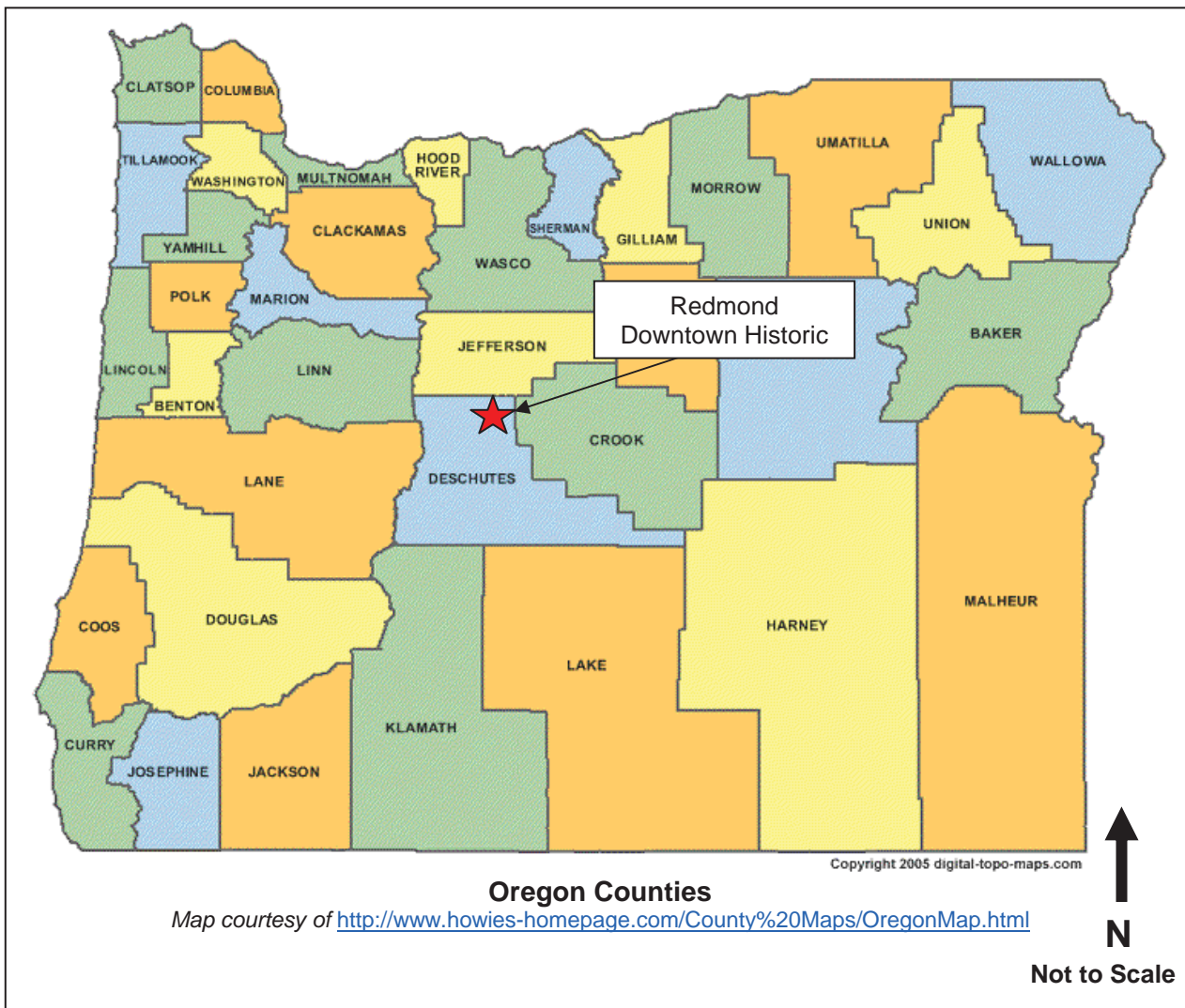
United States Department of the Interior  
National Park Service

# National Register of Historic Places Continuation Sheet

Redmond Downtown Historic District
Name of Property
Deschutes County, OR
County and State
N/A
Name of multiple listing (if applicable)

Section number Additional Documentation Page 35

Figure 1: General Location Map





United States Department of the Interior  
National Park Service

# National Register of Historic Places Continuation Sheet

Redmond Downtown Historic District

Name of Property  
Deschutes County, OR

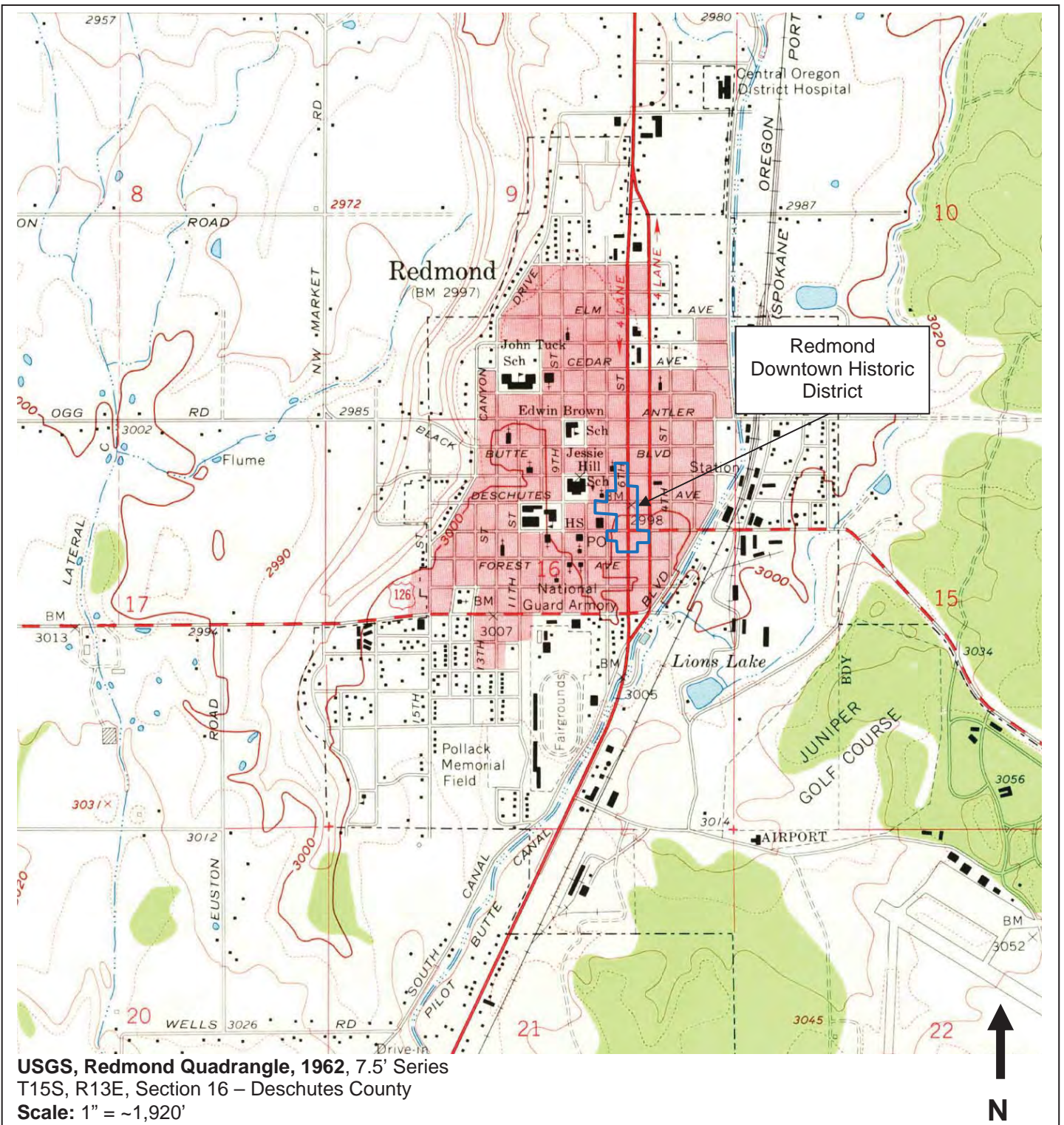
County and State

N/A

Name of multiple listing (if applicable)

Section number Additional Documentation Page 36

Figure 2: USGS Quadrangle Map/Local Location Map\*



United States Department of the Interior  
National Park Service

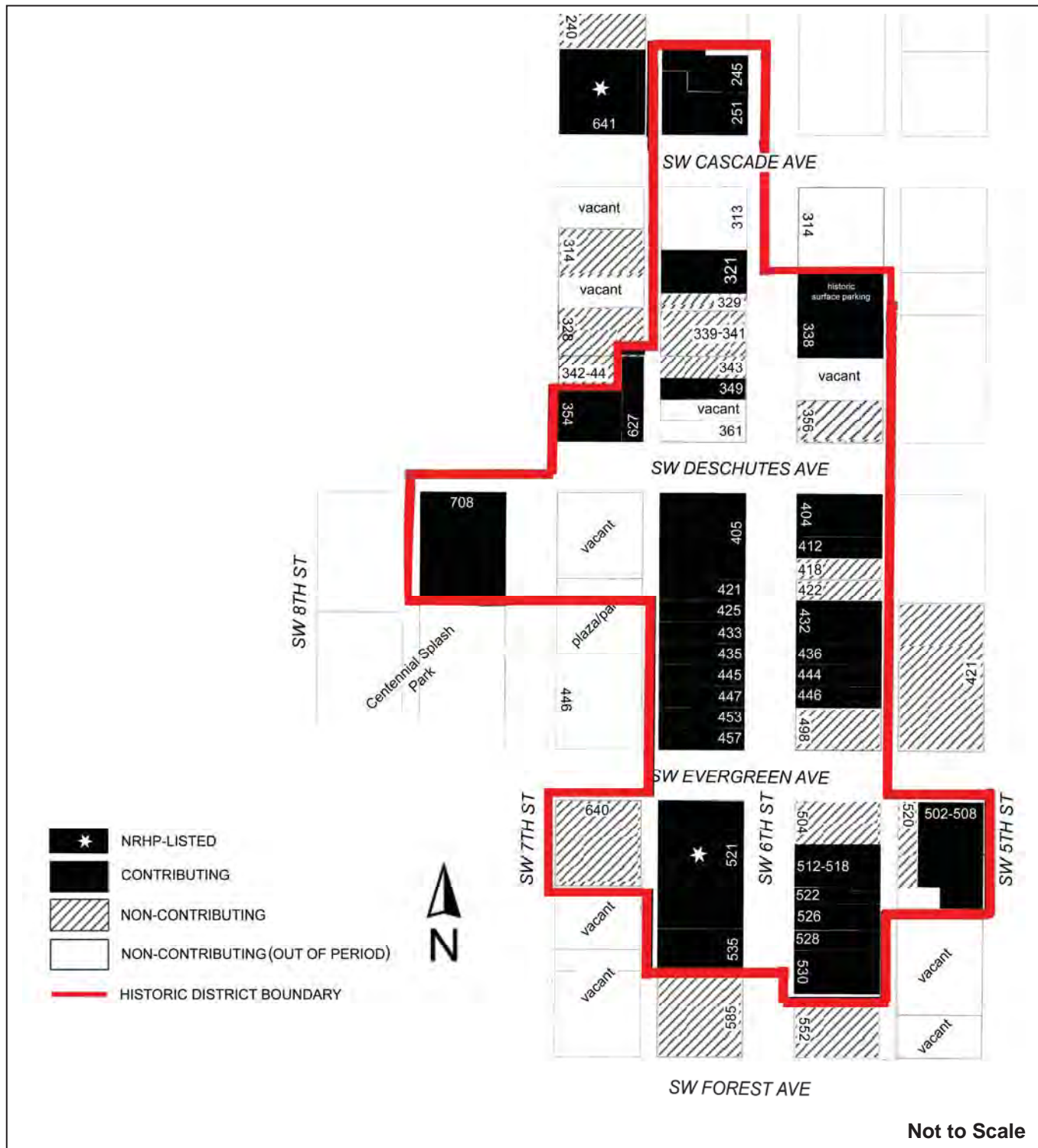
# National Register of Historic Places Continuation Sheet

Redmond Downtown Historic District
Name of Property
Deschutes County, OR
County and State
N/A
Name of multiple listing (if applicable)

Section number Additional Documentation

Page 37

Figure 3: Tax Lot/District Boundary Map





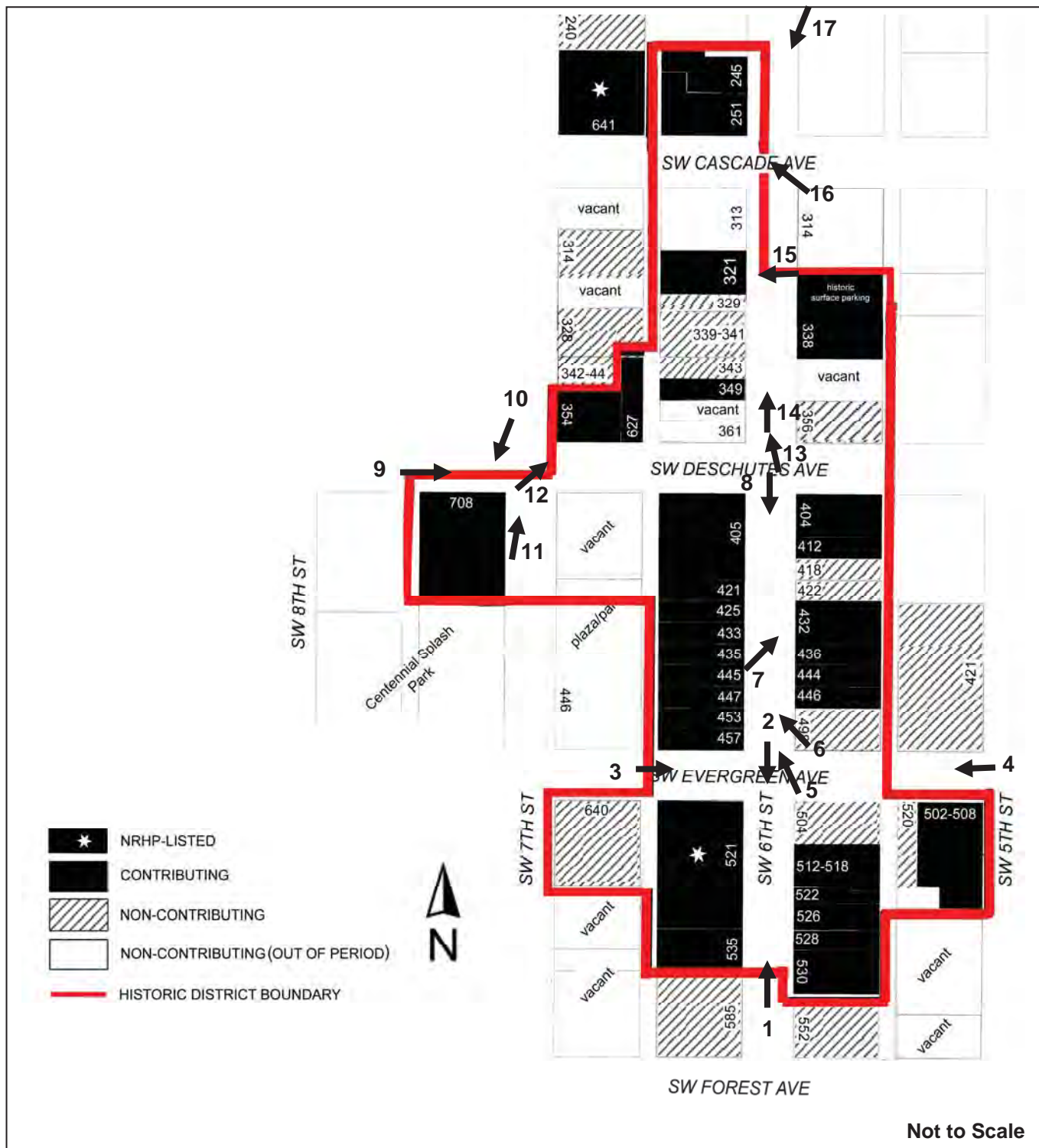
United States Department of the Interior  
National Park Service

# National Register of Historic Places Continuation Sheet

Redmond Downtown Historic District
Name of Property
Deschutes County, OR
County and State
N/A
Name of multiple listing (if applicable)

Section number Additional Documentation Page 38

Figure 4: Photograph Location Map



United States Department of the Interior  
National Park Service

# National Register of Historic Places Continuation Sheet

Redmond Downtown Historic District

Name of Property  
Deschutes County, OR

County and State  
N/A

Name of multiple listing (if applicable)

Section number Additional Documentation Page 39

Figure 5: Geographical Context Map/Aerial View





United States Department of the Interior  
National Park Service

Redmond Downtown Historic District

Name of Property  
Deschutes County, OR

County and State

N/A

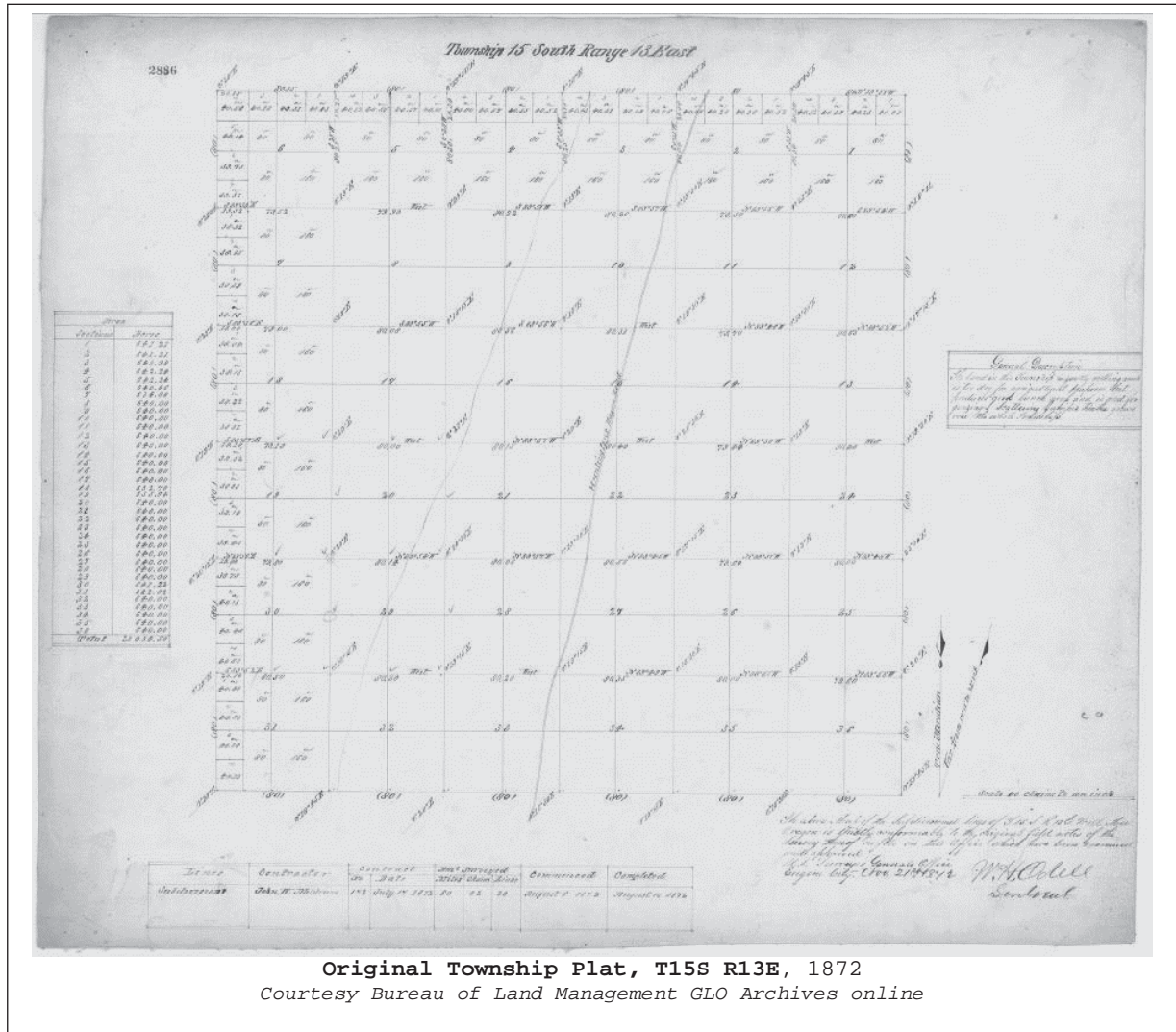
Name of multiple listing (if applicable)

# National Register of Historic Places Continuation Sheet

Section number Additional Documentation

Page 40

Figure 6: Original Township Survey Plat, 1872



Original Township Plat, T15S R13E, 1872

Courtesy Bureau of Land Management GLO Archives online

United States Department of the Interior  
National Park Service

# National Register of Historic Places Continuation Sheet

Redmond Downtown Historic District

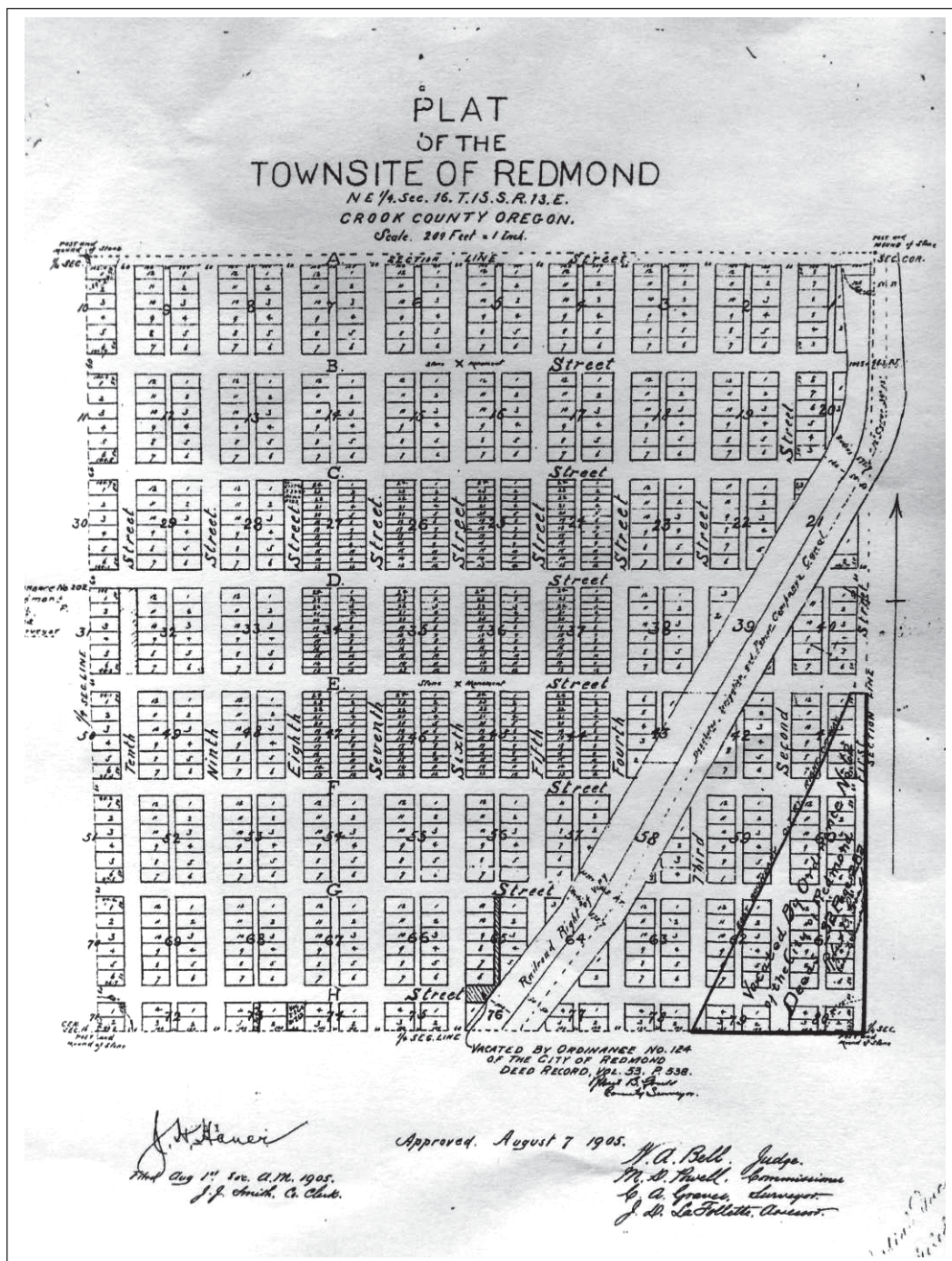
Name of Property  
Deschutes County, OR

County and State  
N/A

Name of multiple listing (if applicable)

Section number Additional Documentation Page 41

Figure 7: Original Plat of the Townsite of Redmond, 1905





United States Department of the Interior  
National Park Service

# National Register of Historic Places Continuation Sheet

Redmond Downtown Historic District

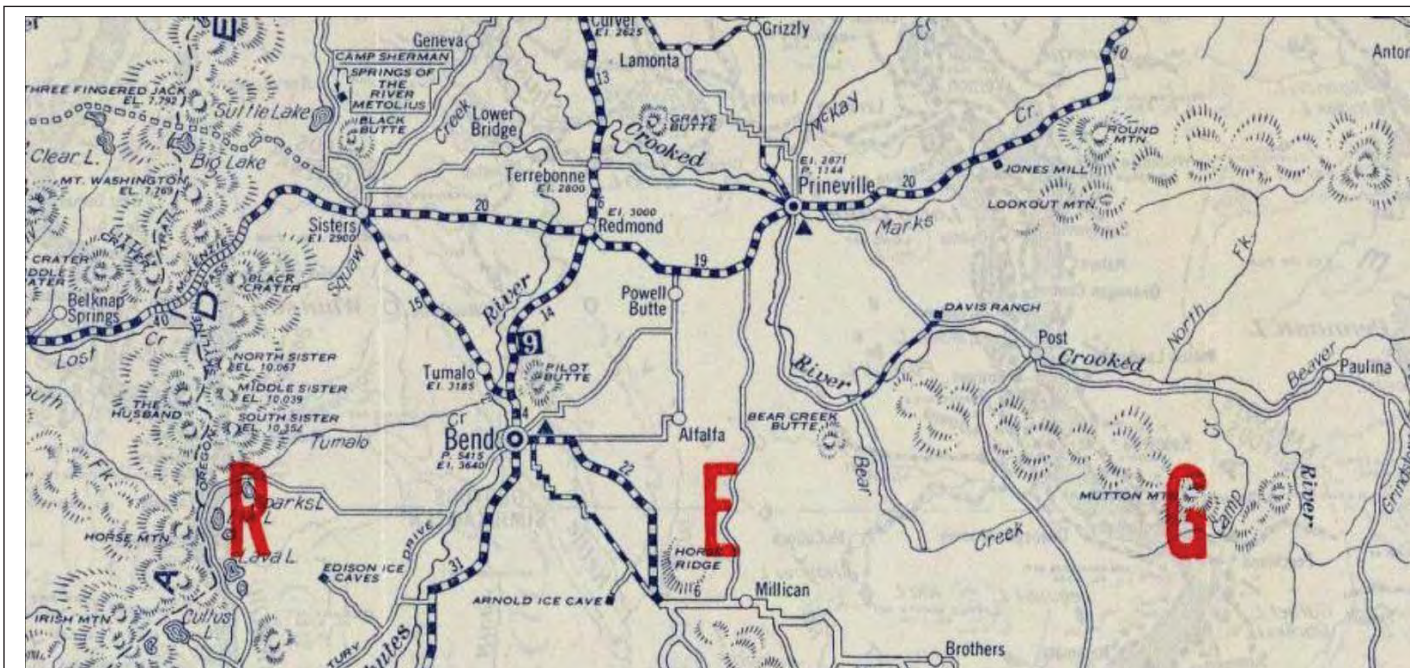
Name of Property  
Deschutes County, OR

County and State  
N/A

Name of multiple listing (if applicable)

Section number Additional Documentation Page 42

Figure 8: Randy McNally 1925 Auto Trails Map



Rand McNally 1925 Auto Trails Map: Washington-Oregon  
Courtesy David Rumsey Historical Map Collection

## Historic Building Report/Counts

(All Properties Inventoried)

### Evaluation Counts - Redmond Downtown Historic District

Evaluation	Quantity	% of Total
eligible/contributing	26	60%
eligible/significant	5	12%
not eligible/non-contributing	10	23%
not eligible/out of period	2	5%
<b>Total:</b>	<b>43</b>	

### Construction Date Decade Counts - Redmond Downtown Historic District

Decade	Quantity	% of Total
1910s	10	23%
1920s	9	21%
1930s	8	19%
1940s	5	12%
1950s	4	9%
1960s	5	12%
1970s	1	2%
1980s	1	2%
<b>Total:</b>	<b>43</b>	

### Original Use Counts - Redmond Downtown Historic District

Original Use	Quantity	% of Total
AGRICULTURE / SUBSISTENCE	1	2%
COMMERCE / TRADE	33	77%
DOMESTIC	1	2%
FUNERARY	1	2%
HEALTH CARE	1	2%
INDUSTRY/PROCESSING/EXTRACTION	3	7%
RECREATION & CULTURE	2	5%
TRANSPORTATION	1	2%
<b>Total:</b>	<b>43</b>	

### Material Counts - Redmond Downtown Historic District

Materials	Quantity	% of Total
BRICK	22	51%
CONCRETE	5	12%
STONE	2	5%
STUCCO	10	23%
WOOD	4	9%
<b>Total:</b>	<b>43</b>	

## Historic Building Report/Counts

(All Properties Inventoried)

### Style Category Counts - Redmond Downtown Historic District

Style Categories	Quantity	% of Total
OTHER		
Other / Undefined	1	
Category Total:	1	2%
MODERN PERIOD		
Art Deco	3	
International	1	
Modern Period: Other	2	
Category Total:	6	14%
LATE 19TH/20TH CENT. PERIOD REVIVALS		
Colonial Revival	1	
Category Total:	1	2%
LATE 19TH/20TH CENT. AMER. MOVEMENTS		
Commercial (Type)	34	
Category Total:	34	79%
CLASSICAL REVIVAL		
Classical Revival: other	1	
Category Total:	1	2%
<b>Total:</b>	<b>43</b>	

**Architectural Survey Data for Redmond Downtown Historic District**  
**Oregon State Historic Preservation Office**

Address/ Historic Name	Current-Other Names	Ht	Eval/ NR	Yr(s) Built	Materials	Arch Classifs/Styles	Orig. Use/ Plan (Type)	RLS / ILS Dates	Listed Date
245 SW 6th St	Morris Real Estate Building	1	EC	c.1950	Stone:Other/Undefined Concrete Block	Commercial (Type) Modern Period: Other	Specialty Store C1	3/9/2015	
<i>Comments: 2017: This one-part block's character-defining features include: the original, angled and slightly recessed aluminum-framed storefront display windows; the recessed, full-light entrance at the N end; the irregular coursed stone cladding the primary façade, contrasting with the concrete block secondary walls; and the low, shallow, integrated planter under the display windows.</i>									
<i>2015: A different, nonextant building is at this location on the 1941 Sanborn map. The county assessor dates this building to 1949. This building appears on the 1956 Sanborn map, where it is shown containing an unidentified store. It is a good example of midcentury commercial and architectural development in downtown Redmond. Morris Real Estate was here in 1975.</i>									
251 SW 6th St	Ehret Brothers Store Redmond Sew & Vac; Cowgirl Candy Consignments	2	EC	1910 c.1940	Stucco Brick:Other/Undefined	Commercial (Type) Other / Undefined	Department Store C2	3/9/2015 3/9/2015	
<i>Comments: 2017: This two-part block's character-defining features include: the historic smooth, stucco finish; the original segmental arch window openings on the upper-story; the broad storefront system occupying the street-level primary façade and retaining the cast-iron framing defining the display window and transom openings; the full-height engaged piers defining the south elevation into five bays; and the secondary entrances and smaller storefront openings at the rear (west) end of the building. This building was originally assigned a secondary style categorization of Modern Period: Other due to its wholesale remodel in the Post-WWII period (see 2015 ILS form). Per SHPO recommendation, the style has been recategorized as Other/Undefined (2017 HD nomination). For an elaborated discussion of this buildings physical characteristics and history, please see the ILS form (2015).</i>									
<i>2015: An unidentified Section 106 project in 2001 identified this building as NRHP eligible and gave it the record # 651631 and an address of "6th &amp; Cascade Sts." Due to the duplication, the later record has been flagged for deletion.</i>									
313 SW 6th St	Frontier Telephone Centurylink; Pacific Northwest Bell	1	NP	c.1970	Wood Sheet	Other / Undefined	Communications Facility C1	9/15/2017	
<i>Comments: The county assessor records for this building do not provide constructino date information. Per longtime resident and local historian, Trish Pinkerton, the building dates to around 1970.</i>									
321 SW 6th St	Redmond Spokesman Building Perry's Trading Post	1	EC	1939	Brick:Other/Undefined	Modern Period: Other Art Deco	Communications Facility C1	3/9/2015 3/9/2015	
<i>Comments: 2017: This one-part block's character-defining features include: the off-center, slightly recessed entrance, featuring curved glass-block sidewalls; the vertical, rounded, glass block pier rising above the parapet wall and denoting the entrance; the original round opening over the entrance; the courses of header and soldier brickwork at openings and as a low water table; the original display window openings and transom spaces above; the buff-colored brick facing; and the overall horizontality, asymmetrical fenestration, and lack of applied ornamentation. Please see the ILS form for this building for an elaborated discussion of its style, materials, and historic associations.</i>									
<i>2015: An April 1939 Redmond Spokesman article reported on the beginning of construction of this building. It first appears on the 1941 Sanborn map with the notation 'printing.' It is a good example of the Streamlined Moderne style. The replacment of the original windows prevents this building from being individually eligible for NRHP listing, however it would contribute to a district comprised of surrounding/adjacent buildings.</i>									
329 SW 6th St	Western Auto Supply City Slickers' Saloon; Rainbow Tavern; Pinocchio's	1	NC	c.1939 c.1955	Brick:Other/Undefined	Commercial (Type)	Specialty Store C1		
<i>Comments: 2017: This one-part block has been recently remodeled (ca. 2010) and the only remaining historic material visible is the ca. 1955 irregular coursed salmon-colored stone cladding portions of the lower half of the building.</i>									
<i>According to City records, city directories, newspaper accounts, Sanborn maps, and local historians, the building was constructed to server as the home of Wester Auto Supply around 1939, the building was remodeled at some point before ca. 1960. Around that time, the building became the Rainbow Tavern and it remained a tavern well into the 1970s.</i>									



**Architectural Survey Data for Redmond Downtown Historic District**  
**Oregon State Historic Preservation Office**

Address/ Historic Name	Current-Other Names	Ht	Eval/ NR	Yr(s) Built	Materials	Arch Classifs/Styles	Orig. Use/ Plan (Type)	RLS / ILS Dates	Listed Date
338 SW 6th St Piggly Wiggly	<i>Devine Salon; Dojo Conditioning Studio</i>	1	EC	1939	Concrete: Other/Undefined Stucco	Commercial (Type)	COMMERCIAL: General C1	3/9/2015	
<p><i>Comments: 2017: This one-part block's character-defining features include: the full-width system of display windows and transoms above; the smooth, poured concrete wall finish; the overall lack of applied ornamentation; and the adjacent, off-street parking lot space that was part of the original design and function of the building and was advertised by th original occupant as a key, auto-centric amenity.</i></p> <p><i>2015: Redmond Spokesman articles from 1939 document the construction of this building, noting the key amenity that was to be the parking lot to the north of the building - "With increase in auto travel and parking congestion in town, Piggly Wiggly has seen the need of a parking place for shoppers" who were invited to "make use of the lot for their convenience while buying at our super drive-in market." (Sept 28, 1939).</i></p>									
339-341 SW 6th St Hogan's Store	<i>Waunanuba Salon; Cash &amp; Release Pawn; Hogan's</i>	1	NC	1947 c.2010	Brick:Other/Undefined	Commercial (Type)	COMMERCIAL: General C1	9/15/2016	
<p><i>Comments: 2017: Though this building dates to within the period of significance, the façade has been extensively remodeled recently (ca. 2010). Historic photos confirm that no historic materials are visible from public right-of-way. The building no longer maintains integrity sufficient to communicate its historic associations with the development of Downtown Redmond.</i></p> <p><i>Primary sources (city directories, newspaper articles, etc.) indicate this building was constructed by R.R. Holmes in 1947 to house Hogan's Men's Furnishings. Roy Robert Holmes was a contractor in Redmond during the 1930s and 1940s. In addition to this building, he also built the Stewart-Pendroy Clinic on SW 7th in Redmond.</i></p>									
343 SW 6th St Brand Café	<i>Baba Chinese Cuisine; Frontier Café</i>	2	NC	c.1910 1915	Horizontal Board Wood:Other/Undefined	Commercial (Type)	COMMERCIAL: General C2	3/9/2015	
<p><i>Comments: 2017: This two-part block dates to within the period of significance of the District, however it does not retain sufficient integrity to communicate its historic associations due to nonhistoric wood cladding all visible exterior walls. If this incompatible siding were removed and the historic materials found intact below, the building could be reevaluated for potential eligibility.</i></p> <p><i>2015: The forward, 2-story portion of this building appears on the 1913 Sanborn map, the first to cover Redmond. A grocery occupied the building until at least 1920. Between 1913 and 1920 the one-story rear addition was added. The building contained a restaurant by 1941 and until at least 1956. The incompatible secondary siding prevents the building from communicating its historic associations. If the siding were removed and the original materials found intact below, the building could be reevaluated for potential eligibility.</i></p>									
349 SW 6th St Odem Theater		1	EC	c.1917 c.1937	Stucco Brick:Other/Undefined	Commercial (Type)	Theater C1	3/9/2015	
<p><i>Comments: 2017: This building is currently undergoing renovation and sufficient integrity has been restored in the last 2 years to allow this building to be counted as contributing in the District. This one-part block's character-defining features include: the smooth stucco finish on the upper-façade wall; the full-width, streamlined, curvilinear awning; the three full-width horizontal bands at cornice level; and the storefront opening occupying the façade at street-level. Local sources indicate the marquee is to be reinstalled as part of the current renovation.</i></p> <p><i>2015: This parcel is shown vacant on the 1913 Sanborn map. This building first appears on the 1920 Sanborn map, where it is shown containing a dry goods store selling clothing, boots, and shoes. The 1928 Sanborn map shows this building containing an unidentified store. By 1941, the building had been remodeled to contain a movie theater. Previous survey indicates this took place in 1937. The building was further remodeled to its current appearance around 1970, at which time it lost its marquee and character-defining storefront arrangement.</i></p>									

**Architectural Survey Data for Redmond Downtown Historic District**  
**Oregon State Historic Preservation Office**

Address/ Historic Name	Current-Other Names	Ht	Eval/ NR	Yr(s) Built	Materials	Arch Classifs/Styles	Orig. Use/ Plan (Type)	RLS / ILS Dates	Listed Date
356 SW 6th St Trailways Depot	Medical Supply of Central Oregon	1	NC	c.1948	Stucco	Commercial (Type) Other / Undefined	TRANSPORTATION: General C1	3/9/2015	
<p><i>Comments: 2017: A review of historic photos shows this one-block no longer communicates its original Streamlined Moderne style. If the nonhistoric, incompatible pilasters and aluminum awning were removed, the building could be reconsidered for potential eligibility.</i></p> <p><i>2015: The county assessor dates this building to 1948. The 1941 Sanborn map shows previous, nonextant buildings at this location. The existing building first appears on the 1956 Sanborn map, where it is shown containing a bus depot and restaurant. The incompatible pilasters and aluminum awning hinder this building's ability to clearly communicate its original Streamlined Moderne style. If these elements were removed, the building could be reconsidered for potential eligibility.</i></p>									
361 SW 6th St	Bottoms, Boots & Bags	1	NP	c.1987	Brick:Other/Undefined Wood Sheet	Commercial (Type)	COMMERCIAL: General C1	3/9/2015	
<p><i>Comments: 2017: This building is not yet 50 years of age and dates to outside the period of significance of the District.</i></p> <p><i>2015: This was the previous site of the wood-framed Burdick Building constructed circa 1910 and destroyed by fire in the 1980s. Local sources indicate the original early 20th century bank vault from the previous building remains within this nonhistoric building.</i></p>									
404 SW 6th St First National Bank of Redmond	Dairyman's Bank; State Bank of Redmond; US	1	ES	1919	Brick:Other/Undefined Stone:Other/Undefined	Classical Revival: other	Financial Institute CE	3/9/2015 3/9/2015	
<p><i>Comments: 2017: This building's character-defining features include: the four round, engaged classical columns with Corinthian capitals; the white brick facing the two primary elevations (N, W); the full-width projecting cornice; the symmetrical façade arrangement; and the corner location. Currently vacant (April 2017). For an elaborated discussion of this buildings materials, style, and historic associations with Redmond, please see the ILS form (2015).</i></p> <p><i>2015: A duplicate record for this building dates to a 2001 Section 106 project. That record - #35709 has been flagged for deletion and all information from that record merged into this original record. Previous documentation from 2001 listed the style as "Beaux Arts" and the construction date as 1912. This was the site of Redmond's first bank robbery.</i></p>									
405-401 SW 6th St Lynch & Roberts Store	Rogers & Lynch; Salvation Army; Hatfields; Housing	1	EC	1917 1930	Brick:Other/Undefined	Commercial (Type)	Department Store C1	3/9/2015 3/9/2015	
<p><i>Comments: 2017: This one-part block's character-defining features include: the corner location occupying four original town lots; the white brick facing the primary (E) elevation; the decorative brickwork on the upper-façade wall and on each pier between storefront display window openings; and the two rectangular, raised sign panels projecting above the parapet wall. For an elaborated discussino of this building's materials, style, and historic associations with Downtown Redmond, please see the ILS form (2015).</i></p>									
412 SW 6th St Davidson Meat Market	BrickHouse	1	EC	1921	Stucco Brick:Other/Undefined	Commercial (Type) Classical Revival: other	Specialty Store C1	3/9/2015	
<p><i>Comments: 2017: This one-part block's character-defining features include: the original stucco pilasters flanking the storefront opening; the full-width frieze band; and full-width projecting cornice. Though it has a nonhistoric storefront, the building retains sufficient integrity to communicate it historic associations and a sense of past time and place in downtown Redmond.</i></p> <p><i>2015: A different, nonextant building occupied this location on the 1920 Sanborn map. The existing building first appears on the 1928 Sanborn map. Local newspaper articles and historic photos date this building to 1921. This building minimally retains sufficient integrity to be able to contribute to the significance of the NRHP-eligible downtown historic district. The loss of the original symmetrically arranged storefront entrance, transom, and display windows, combined with the incompatible introduction of an asymmetrical storefront with tall brick bulkheads hinders the building integrity . However, the presence of the original stucco pilasters, frieze band, and cornice allow the building to continue to communicate important information and a sense of past time and place in downtown Redmond.</i></p>									

**Architectural Survey Data for Redmond Downtown Historic District**  
**Oregon State Historic Preservation Office**

Address/ Historic Name	Current-Other Names	Ht	Eval/ NR	Yr(s) Built	Materials	Arch Classifs/Styles	Orig. Use/ Plan (Type)	RLS / ILS Dates	Listed Date
418 SW 6th St Redmond Shoe Store	Back Porch & Co., The	1	NC	c.1950 c.2000	Brick:Other/Undefined Stone:Other/Undefined	Commercial (Type)	Specialty Store C1	3/9/2015	
<p><i>Comments: 2017: Though this building dates to within the period of significance, the façade has been extensively remodeled recently, which included the complete refacing of the building with new brick and stone, new storefront, and awning. Historic photos and local sources confirm no historic materials are visible from public right-of-way. The building no longer maintains integrity sufficient to communicate its historic associations with the development of Downtown Redmond.</i></p> <p><i>2015: The county assessor dates this building to 1950. The 1941 Sanborn shows a different nonextant building at this location. The 1956 Sanborn map shows a concrete block building matching the existing building's footprint. Redmond's planner, Michael Houser, indicated in 2000 that the building was built in 1949 for the Redmond Shoe Store. While this building might be more than fifty years of age, its facade appears to have been completely remodeled within the last decade, including installation of a new storefront, and it no longer communicates its historic associations.</i></p>									
421-423 SW 6th St Irvin Furniture Store	Visions Smoke Shop	1	EC	1912	Stone:Other/Undefined Hollow Clay Tile	Commercial (Type)	Specialty Store C1	3/9/2015 3/9/2015	
<p><i>Comments: 2017: This one-part block's character-defining features include: the volcanic stone (tuff) walls; the projecting stones suggesting a bracket motif at cornice level; the larger, heavier stone lintel course over the storefront opening; the historic transom openings that retain the historic advertising on the glass; and the nonoriginal, but historic (ca. 1960) angled, recessed storefront. For an elaborated discussion of this building and its history, please see the ILS form (2015).</i></p> <p><i>2015: Redmond Spokesman articles from 1912 reported on the construction of this building. It appears on the 1913 Sanborn map, the first to document Redmond. It was the first stone commercial building in Redmond. See the ILS for an expanded discussion of its features and history.</i></p>									
422 SW 6th St Fair Store, The	Paulina Springs Books	1	NC	c.1940 c.2010	Brick:Other/Undefined Stone:Other/Undefined	Commercial (Type)	Specialty Store C1	3/9/2015	
<p><i>Comments: 2017: Though this building dates to within the period of significance, the façade has been extensively remodeled recently, which included the complete refacing of the building with new brick and stone, new storefront, and awning. Historic photos and local sources confirm no historic materials are visible from public right-of-way. The building no longer maintains integrity sufficient to communicate its historic associations with the development of Downtown Redmond.</i></p> <p><i>2015: Previous survey dated this building to 1925. The county assessor dates the building to 1942. A photo from 1997 shows a façade that has elements from each era. While an earlier nonextant building appears at this location on the 1928 Sanborn map, the existing building first appears on the 1941 Sanborn. While portions of this building may date to the early twentieth century, its facade appears to have been completely remodeled within the last decade, including installation of a new storefront, and it no longer communicates its historic associations.</i></p>									
425-427 SW 6th St City Finance Co.	Salon Je Danae; Soap Box Flower Shoppe	1	EC	c.1960	Brick:Other/Undefined	Commercial (Type) Other / Undefined	Specialty Store C1	3/9/2015	
<p><i>Comments: 2017: This one-part block's character-defining features include: the overall lack of applied ornamentation; the original, smooth-faced brick of the upper façade wall; the double storefront system, which retains the brick bulkheads both angled inward to the single-leaf entrance for each respective retail space within.</i></p> <p><i>2015: The county assessor dates this building and its neighbor to the south to 1960. It appears in a photo from 1962. Previous survey dates this building to 1950. However, a different, nonextant building appears at this location on the 1956 Sanborn map. Though modest, it retains sufficient integrity to communicate important information about the commercial and architectural development of Redmond in the post-WWII period.</i></p>									

**Architectural Survey Data for Redmond Downtown Historic District**  
**Oregon State Historic Preservation Office**

Address/ Historic Name	Current-Other Names	Ht	Eval/ NR	Yr(s) Built	Materials	Arch Classifs/Styles	Orig. Use/ Plan (Type)	RLS / ILS Dates	Listed Date
432 SW 6th St	Farmers Hardware	2	EC	c.1940	Brick:Other/Undefined	Commercial (Type) Modern Period: Other	Specialty Store C2	3/9/2015 7/28/2009	
	<i>Butler Hardware; Ben Franklin 5-10; La Vera's</i>								<p><i>Comments: 2017: This two-part block's character-defining features include: the buff-colored brick facing on the primary (W) elevation; the original horizontally aligned window openings in the upper-story; the overall lack of applied ornamentation on the upper-façade wall; the decorative courses of soldier brick at cornice level, over each window opening, and over all first-story openings; the slightly projecting stretcher course windowsills; the original, broad storefront system, featuring a central recess entrance, original bulkheads, and the transom spaces (wood infilled) above the display windows; and the original recessed entrances flanking each side of the storefront, each leading to the upper floors within. Despite the loss of the original multi-light steel windows and the recent application of wood decorative elements around the storefront, this building retains sufficient integrity to communicate its associations with the development of Downtown Redmond and to contribute to the significance of the surrounding downtown historic district. It is currently vacant.</i></p> <p><i>2015: The 1928 Sanborn map shows previous, nonextant buildings at this location. The existing building first appears on the 1941 Sanborn map, where it is shown containing a hardware and paint store on the first floor, a bowling alley in the basement, and a skating rink on the second floor. By 1956, a restaurant and meeting hall (2nd flr) occupied the building.</i></p> <p><i>2009: County DIAL data indicate a 1927-28 date of construction. However, the RLS researcher, then Historic and Cultural Resources Planner for the County, and this ILS study agree on a circa 1940 date. It does not appear to be the structure on the 1928 Sanborn map.</i></p>
433 SW 6th St	Giles Photography	1	EC	c.1960	Brick:Other/Undefined	Commercial (Type)	Business C1	3/9/2015	
	<i>The Dress</i>								<p><i>Comments: 2017: This one-part block's character-defining features include: the overall lack of applied ornamentation; the original, smooth-faced brick of the upper façade wall; the storefront system, which retains the brick bulkheads both angled inward to the central, slightly off-center, single-leaf entrance.</i></p> <p><i>2015: This building does not appear on the 1956 Sanborn map, where a previous, nonextant building appears at this location. The county assessor dates this building and its neighbor to the north both to 1960. The asymmetrical, angled recess of the storefront confirms this date. The building retains sufficient integrity from its period of construction to communicate its associations with the historic commercial and architectural development of downtown Redmond.</i></p>
435-439 SW 6th St	Butler Building	2	EC	1938	Concrete: Other/Undefined	Modern Period: Other Art Deco	Specialty Store C2	3/9/2015	
	<i>The Computer Shop of Redmond; Meda Butler</i>								<p><i>Comments: 2017: This two-part block's character-defining features include: the smooth, poured concrete finish of the exterior walls; the continuous recessed grooves in the concrete delineating the openings on each floor; the original multi-light steel windows in the upper-story window openings; and the shadow lines of the board forms used during construction, visible on the secondary elevations.</i></p> <p><i>2015: Previous survey, corroborated by newspaper articles, dates this building to 1938. The 1928 Sanborn map shows previous, nonextant buildings at this location. The existing building first appears on the 1941 Sanborn map, where it is shown containing an unidentified store. This building retains its original multi-light steel windows. All visible walls are poured concrete/board-formed concrete.</i></p>
436 SW 6th St	Redmond Bakery	1	EC	c.1927	Brick:Other/Undefined Concrete Block	Commercial (Type)	Specialty Store C1	3/9/2015	
	<i>Green Plow Coffee Roasters</i>								<p><i>Comments: 2017: This one-part block's character-defining features include: the grooved-face, blonde brick cladding the primary (W) façade; continuous course of projecting header brick at cornice level; the decorative tapestry brick treatment above the storefront opening; and the soldier brick storefront lintel.</i></p> <p><i>2015: Previous survey dated this building to 1946 and the county assessor dates this building to 1930. However, a different, nonextant building appears at this location on the 1920 Sanborn map. The existing building first appears on the 1928 Sanborn map, where it appears as containing a bakery. Both the 1941 and 1956 Sanborn maps show a bakery remaining in the building.</i></p>

**Architectural Survey Data for Redmond Downtown Historic District**  
**Oregon State Historic Preservation Office**

Address/ Historic Name	Current-Other Names	Ht	Eval/ NR	Yr(s) Built	Materials	Arch Classifs/Styles	Orig. Use/ Plan (Type)	RLS / ILS Dates	Listed Date
444 SW 6th St Eriksen's Redmond Stationary	DynaCore Fitness Bootcamp	1	EC	c.1960	Brick:Other/Undefined Concrete Block	Commercial (Type)	Specialty Store C1	3/9/2015	
<p><i>Comments: 2017: This one-part block's character-defining features include: the long, thin, salmon-colored, stacked brick cladding the primary (W) façade; the slightly projecting, convex 'bead' profile across the face of each brick; and the otherwise lack of any other applied decoration.</i></p> <p><i>2015: The county assessor dates the building to 1930. Previous survey dates this building to 1955. However, the 1956 Sanborn map shows early 20th century buildings at this location that are no longer extant.</i></p>									
445 SW 6th St Parker Building	Underdog's	2	EC	1950	Brick:Other/Undefined Concrete Block	Commercial (Type) Modern Period: Other	Specialty Store C2	3/9/2015	
<p><i>Comments: 2017: This two-part block's character-defining features include: the original window openings in the upper-façade wall, each containing the historic steel window units; the continuous bands of header, stretcher, and soldier brick found variously atop the parapet wall, at cornice level, over the upper-story windows, and as a continuous windowsill; the storefront opening occupying the full width at streetlevel; and the overall lack of applied ornamentation.</i></p> <p><i>2015: The county assessor dates this building to 1925, while previous survey dated the building to 1940. The 1941 Sanborn shows previous, nonextant buildings at this location. The existing building first appears on the 1956 Sanborn map, where it is shown containing two unidentified stores. A May 1950 article in an unidentified newspaper reported on the initiation of the construction of this building.</i></p>									
446-448 SW 6th St Fifer & Son Jewelers	Shear Madness Salon	1	EC	c.1960	Concrete: Other/Undefined Brick:Other/Undefined	Commercial (Type)	Specialty Store C1	3/9/2015	
<p><i>Comments: 2017: This one-part block's character-defining features include: the hefty, cast concrete brick-like masonry units cladding the primary (W) façade; the slightly pink cast to the face of each masonry unit; the symmetrical double storefront system with each bulkhead angled slightly inward to the shallow recessed centered entrances; and the otherwise lack of any other applied decoration.</i></p> <p><i>2015: Previous survey dates this building to 1950. The 1956 Sanborn map shows early 20th century buildings at this location that are no longer extant. The county assessor dates the building to 1960.</i></p>									
447 SW 6th St Parker Drug Store	Diego's Spirited Kitchen; Mode O Day; Dahls Drug;	1	EC	c.1921	Brick:Other/Undefined	Commercial (Type)	Specialty Store C1	3/9/2015 7/28/2009	
<p><i>Comments: 2017: This one-part block's character-defining features include: the blonde brick facing on the primary (E) elevation; the projecting brickwork at cornice level suggesting a bracketed motif; the continuous course of soldier brick over the storefront opening; and the original prismatic transom glass.</i></p> <p><i>2015: Both previous survey and the county assessor date this building to 1921. An earlier, nonextant building appears at this location on the 1920 Sanborn. The existing building first appears on the 1928 Sanborn map, where it is shown containing a drug store. A drug store remained in the building until at least 1941. By 1956, the Sanborn shows an unidentified store in the building. It retains good integrity and clearly communicates its historic associations with the development of downtown Redmond. Notably, it retains the original prismatic transom glass over the storefront.</i></p>									
453 SW 6th St Butler Drugstore	The Blvd; J.D. Butler Building	1	EC	1916	Brick:Other/Undefined Stone:Other/Undefined	Commercial (Type)	Specialty Store C1	3/9/2015	
<p><i>Comments: 2017: This one-part block's character-defining features include: the smooth-faced red brick facing on the primary (E) elevation; the dentilation atop the parapet wall; the two, rectangular header brick enframements on the upper-façade wall; and the compatible, nonoriginal storefront system within the original storefront space; and the original volcanic stone (tuff) wall visible on the rear (W) elevation.</i></p> <p><i>2015: Previous survey and the county assessor both date this building to 1916. A different, nonextant building appears at this location on the 1913 Sanborn map. The current building first appears on the 1920 Sanborn map, where it is shown containing a drugstore. A drugstore remains in the building through at least 1956.</i></p>									



**Architectural Survey Data for Redmond Downtown Historic District**  
**Oregon State Historic Preservation Office**

Address/ Historic Name	Current-Other Names	Ht	Eval/ NR	Yr(s) Built	Materials	Arch Classifs/Styles	Orig. Use/ Plan (Type)	RLS / ILS Dates	Listed Date
457 SW 6th St Landaker Building	Soup to Nuts to Go; Fritz Landaker Building;	3	EC	c.1919 c.1932	Brick:Other/Undefined	Commercial (Type)	Restaurant C2	3/9/2015	
<p><i>Comments: 2017: This two-part block's character-defining features include: the blonde brick facing on the street-level primary (E) elevation, with red brick walls across the rest of the building; the projecting corbel courses at cornice level; the continuous belt course of stretcher brick over the third-story windows; the belt course of header brick forming a continuous windowsill below the second-story windows; the decorative brickwork at first-story cornice level, comprised of courses of stretcher, soldier, and header bricks; the compatible, nonhistoric storefront within the original storefront opening; the set of three, high-set segmental arch windows midway in the first-story of the south side elevation; and the segmental arch door and window openings in the rear (W) elevation. Despite the nonhistoric vinyl windows occupying the original window openings in the upper-stories, this building still clearly conveys its historic associations with the development of downtown Redmond.</i></p> <p><i>2015: A different, nonextant building appears at this location on the 1913 Sanborn map. The first story of the existing building first appears on the 1920 Sanborn map, where it is shown containing a billiards hall with "soft drinks &amp; cigars." The same occupant listing appears on the 1928 Sanborn map. Between 1928 and 1941, the two upper stories were added. Previous survey and local sources differ as to the date of the upper stories, with dates varying from 1932 to 1939. The construction materials, design, and contextual economic conditions suggest the earlier date. The 1941 Sanborn map shows a billiards hall and restaurant in the building, which remained through at least 1956.</i></p>									
498 SW 6th St Cent-Wise Drug Store	Patrick's Country Antiques; Patrick's Cent-Wise	2	NC	c.1950	Stucco Brick:Other/Undefined	Commercial (Type)	Specialty Store C1	3/9/2015	
<p><i>Comments: 2017: The loss/covering of the character-defining display windows and enclosure of the corner entrance with brick has compromised this building's ability to communicate its historic associations. If these openings were restored, the building could be reevaluated for potential eligibility. The original neon blade sign once intact at the southwest corner of the building has been removed since 2015.</i></p> <p><i>2015: Previous survey dated this building to 1940, however a previous nonextant auto repair building was at this location on the 1941 map. The county assessor dates this building to 1948. A local news article (Spokesman, June 24, 1998) stated the building dated to about 1952. The existing building first appears on the 1956 Sanborn map.</i></p>									
504 SW 6th St Mobil Service Station	Trend Kill Tattoo & Piercing	1	NC	c.1925 c.1950	Vertical Board	Commercial (Type)	Specialty Store C1	3/9/2015	
<p><i>Comments: 2017: This historic service station's nonhistoric sheathing in incompatible wood siding prevents it from communicating its historic associations with Downtown Redmond. If the existing secondary siding were removed and the historic materials found intact below, the building could be reevaluated for potential eligibility.</i></p> <p><i>2015: Different nonextant buildings are at this location on the 1920 Sanborn map. This building first appears on the 1928 Sanborn map as a filling station and restaurant. It remained as such through at least 1956. Between 1941 and 1956, the building was modified to its current footprint including the drive-through awning toward the east end of the north elevation. Tour Time Travel was in this building in 1997.</i></p>									
512-518 SW 6th St Stipe Building	Stipe Furniture	3	EC	c.1930	Brick:Other/Undefined Stucco	Commercial (Type)	Specialty Store C2	3/9/2015	
<p><i>Comments: 2017: This two-part block's character-defining features include: the red brick of the upper stories; the original window openings in the upper stories, each with a cast stone windowsill; the cast stone parapet cap; the smooth stucco finish of the first-story walls that reflect a midcentury remodel; the historic, aluminum-framed storefront system spanning the most of the street-level of the primary (W) façade, featuring a center, recessed entrance; and the historic entrance to the upper floors, recessed at the south end of the primary (W) façade.</i></p> <p><i>2015: This parcel is vacant on the 1928 Sanborn map. The existing building first appears on the 1941 Sanborn map, where it is shown containing two unidentified stores. The 1956 Sanborn map shows a furniture store in the south half of the building.</i></p>									

**Architectural Survey Data for Redmond Downtown Historic District**  
**Oregon State Historic Preservation Office**

Address/ Historic Name	Current-Other Names	Ht	Eval/ NR	Yr(s) Built	Materials	Arch Classifs/Styles	Orig. Use/ Plan (Type)	RLS / ILS Dates	Listed Date
521 SW 6th St New Redmond Hotel		3	ES	1928	Brick:Other/Undefined	Colonial Revival	Hotel	3/9/2015	10/28/1980
			NRI		Stone:Other/Undefined		C2		
<i>Comments: 2017: Character-defining features of this landmark property include: the large size occupying nearly a quarter-block; the red brick walls; the shaped parapet over the off-center entrance bay in the primary (E) elevation; the original, multi-light wood casement windows in the upper-story window openings; the splayed window lintes of the upper-story windows; the full-height, rusticated engaged piers at each end of the building and flanking the entrance bay; the large, round arch created by rusticated stone denoting the main hotel entrance; the series of storefront openings with transoms and recessed entrances occupying the street-level façade; and the volcanic stone (tuff) walls visible on the rear (W) elevation. Restore Oregon holds an easement on the exterior of this building.</i>									
522 SW 6th St Stockton's Café		1	EC	c.1930	Stucco	Commercial (Type)	Restaurant	3/9/2015	
	Vapor Custom Glass; Stockton's Chinese Restaurant						C1		
<i>Comments: 2017: This one-part block's character-defining features include: the historic stucco finish on the upper façade wall; the decorative diamonds and enframements integrated into the upper-façade wall treatment; and the original storefront opening occupying the full width of the street level façade.</i>									
<i>2015: The county assessor dates this building to 1930. The parcel is vacant on the 1928 Sanborn map. The building first appears on the 1941 Sanborn maps, where it is shown containing a restaurant and sharing an awning with the neighboring building to the north. Previous survey from 1997 reported this building served as one of the oldest Chinese restaurants in central oregon. It is currently vacant and the space up for lease.</i>									
526 SW 6th St Beckwith-Atkinson Building		1	EC	1928	Stucco	Commercial (Type)	Specialty Store	3/9/2015	
	Old Creamery Antiques						C1		
<i>Comments: 2017: This one-part block's character-defining features include: the historic stucco finish on the upper façade wall; the decorative diamonds and enframements integrated into the upper-façade wall treatment; and the original storefront opening occupying the full width of the street level façade.</i>									
<i>2015: The county assessor dates this building to 1910. However, the 1913 Sanborn shows this parcel vacant and the 1920 Sanborn map shows different, nonextant buildings at this location. A June 7, 1928, Redmond Spokesman article reported the near completion of this building and its neighbor to the south at 528 SW 6th. This building appears on the 1928 Sanborn map as containing an auto sales and repair business. Unidentified stores occupied the building on the 1941 and 1956 Sanborn maps.</i>									
528 SW 6th St Irvin Furniture		1	EC	1928	Stucco	Commercial (Type)	Specialty Store	3/9/2015	
	Bliss Baking Company						C1		
<i>Comments: 2017: This one-part block's character-defining features include: the historic stucco finish on the upper façade wall; the decorative diamonds and enframements integrated into the upper-façade wall treatment; and the original storefront opening occupying the full width of the street level façade.</i>									
<i>2015: The county assessor dates this building to 1910. However, the 1913 Sanborn shows this parcel vacant and the 1920 Sanborn map shows different, nonextant buildings at this location. A June 7, 1928, Redmond Spokesman article reported the near completion of this building and its neighbor to the north at 526 SW 6th. This building appears on the 1928 Sanborn map as containing a furniture store. Unidentified stores occupied the building on the 1941 and 1956 Sanborn maps.</i>									

**Architectural Survey Data for Redmond Downtown Historic District**  
**Oregon State Historic Preservation Office**

Address/ Historic Name	Current-Other Names	Ht	Eval/ NR	Yr(s) Built	Materials	Arch Classifs/Styles	Orig. Use/ Plan (Type)	RLS / ILS Dates	Listed Date
530-542 SW 6th St Anderson Building	Lucy's Taco Shop; Spokesman Building; Backdoor	1	EC	1912	Brick:Other/Undefined	Commercial (Type)	Communications Facility C1	3/9/2015	
<p><i>Comments: 2017: 2017: This one-part block's character-defining features include: the building's double-width size across two original town lots; the continuous band of solid brick over the storefront; the slightly recessed, rectangular section spanning the width of the upper-façade wall; the two original storefront openings (containing nonhistoric storefronts); and the overall lack of applied ornamentation.</i></p> <p><i>2015: This building appears on the earliest available Sanborn map from 1913, at which time it is shown containing a printing shop and a second hand store. A Redmond Spokesman article from the time of occurrence reported a wood building on the site burned down in a major fire February 27, 1912, and that the owner, August Anderson, rebuilt on the site using stone; tenants moved in in April of that year. Occupants over time included: office &amp; elec supplies (1920); tire shop/vulcanizing (1920); offices (1928); printing shop (1928); upholstery shop (1941); restaurant (1941); three unidentified stores (1956).</i></p>									
535-537 SW 6th St Atkinson Building	Hotel Menlo; Mayfair Theater	2	EC	1923	Brick:Other/Undefined Stucco	Commercial (Type)	Theater C2	3/9/2015	
<p><i>Comments: 2017: This two-part block's character-defining features include: the slightly raised center section of the parapet; the terra cotta parapet coping tiles; the stucco wall finish across sections of the upper-façade wall; the three, rectangular brick enframements over each of the three bays of the upper-façade wall, each featuring stacked header brick central panel; the stone sign panel centered in the upper-façade wall with letters in relief that read, "ATKINSON;" the combination header and soldier brick enframements around the original upper-story window openings; and the center street-level entrance flanked on each side by a storefront.</i></p> <p><i>2015: This parcel is vacant on the 1920 Sanborn map. A June 8, 1923, article in the Bend Bulletin reported the building was nearly completed and a lease was in the works with the Sparks Amusement Company to operate a theater in the building. This building first appears on the 1928 Sanborn map, where it is shown containing the Hotel Menlo and a movie theater. It appears as such on both the 1941 and 1956 Sanborn maps, as well. The county assessor dates this building to 1930. Compatible, nonhistoric 6/1 aluminum windows occupy the historic openings in the upper-story, rear elevation. The building's integrity would be greatly improved if the nonhistoric brick and wood enclosures of the south storefront and transom were removed and a more transparent treatment were introduced.</i></p>									
354 SW 7th St Chadwick Building	Irvin Building; Irvin Mortuary	3	ES	1939	Concrete: Other/Undefined Stucco	International Art Deco	Mortuary ZZ	3/9/2015 3/9/2015	
<p><i>Comments: 2017: Character-defining features of this building include: the smooth, poured concrete wall finish; the asymmetrical fenestration; the wide variety of window sizes and shapes; the historic, multi-light steel windows; the slightly projecting parapet cap edge; the long, paired vertical pendant elements descending at each wall corner and from the furnace chimney; the corner location; the somewhat obscured (not prominent) entrance; and the overall asymmetrical massing creating various wall planes. For an elaborated discussion of this buildings materials, style, and historic significance in Downtown Redmond, please see the ILS form (2015).</i></p> <p><i>2015: This building has excellent integrity, including the retention of its steel windows. Please see the ILS survey form for an elaborated discussion of the building's features and development.</i></p>									



**Architectural Survey Data for Redmond Downtown Historic District**  
**Oregon State Historic Preservation Office**

Address/ Historic Name	Current-Other Names	Ht	Eval/ NR	Yr(s) Built	Materials	Arch Classifs/Styles	Orig. Use/ Plan (Type)	RLS / ILS Dates	Listed Date
520 SW Evergreen Ave Tilly Jane Beauty Shop	Farmers Insurance	1	NC	c.1960	Brick:Other/Undefined Concrete Block	Commercial (Type) Other / Undefined	COMMERCIAL: General C1	3/9/2015 3/9/2015	
<p><i>Comments: 2017: The incompatible infill of the storefront compromises this building's integrity. If a more compatible storefront were installed, this building could be reconsidered for potential eligibility. Character-defining features still present include: the overall lack of applied ornamentation; the long, thin salmon-colored masonry units laid in a stacked bond; the recessed storefront opening featuring a low, asymmetrical integrated planter; and the historic, conical light fixtures mounted on the ceiling of the storefront recess.</i></p> <p><i>2015: An different, nonextant early 20th century building occupied this location on the 1956 Sanborn map. The county assessor dates the building to 1960. Tilly Jane Beauty Shop was at this address in 1975. The infill of the storefront compromises the integrity. If a more compatible storefront were installed, the building could be reevaluated for potential eligibility as a contributing resource to a surrounding historic district. Though not executed in a high-style design, this building reflects the influences of the Modern Movement era. Previous survey (2015 RLS) categorized this building's style as Modern Period: Other. Per SHPO recommendation, it has been recategorized as Other/Undefined (2017 NRHP HD).</i></p>									
640 SW Evergreen Ave Central Oregon Co-Operative Creamery	Redmond Ace Hardware; Desert Song Community	1	NC	c.1926 c.1938	Stucco	Art Deco Modern Period: Other	AGRICULTURAL: General C1	3/9/2015	
<p><i>Comments: 2017: Though this building is counted as noncontributing, some key character-defining features of the Streamlined Moderne style are sill apparent and per SHPO recommendation the HD boundary has been drawn to include it. Key features of note include the rounded wall corner and the glass block.</i></p> <p><i>The building is an example of the Streamlined Moderne style, a popular style in Redmond. The categorization of 'Art Deco' is given here as a place holder due to restrictions in the SHPO database.</i></p> <p><i>2015: The county assessor dates this building to 1925. Previous survey dates the building to 1926. A review of the Sanborn maps shows a previous creamery building at this location dating to that period. It appears that portions of this earlier c1926 building are extant with the existing building, the general form of which dates to an unidentified period between 1928 and 1941 when the building was extensively remodeled and given its historic Streamlined Moderne style. The storefronts appear to date to the 1950s or early 1960s. Recent remodeling included a change in roof line at the east end of the primary elevation, application of Dryvit to the exterior walls, and the introduction of vertical elements breaking up the key character-defining horizontality of the original design. If these alterations were reversed, the building could be reevaluated for potential eligibility.</i></p> <p><i>6/10/2015: According to the City, this building was most recently modified in 2010 and utilized the Facade and Small Project Grant Reimbursement Program</i></p>									

**Total Resources Identified: 43**





NEW  
HOTEL  
HERBARD

Old  
Circumlocution  
Building

TATTOO

Lucy's

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS

SPECIALTY MEATS



SW Evergreen Ave

TO  
EAST  
126  
←

HEN HOTEL

OISHI

WEAVING





WALKING WELCOME

14th St



AMOND  
ANTIQU  
MALL

COMPASS  
COMMERCIAL  
FOR LEASE  
541.383.2444  
7,000 SF AVAILABLE  
TO 2,000 SF AND 9,000 SF

SW 5th St

ONE WAY  
→

INFO  
WELCOME CENTER  
↑

COUNTRY OF OREGON  
Antique Mall

FOR LE  
541-728







ONE WAY  
←

W 6th St

the PASTIME  
7up

INFO  
WELCOME CENTER  
↑

Soup & Nuts Deli  
241-226-2222

WELCOME CENTER





Soup  
2 Nuts

Blvd

401.94.1711

Blvd

Falcon  
RESTAURANT

DAVY'S SPIRITED KITCHEN

WELCOME TO  
RICHMOND

381 57

EQUILIBRIUM



**REDMOND**  
EST. 1910





AS ORDERED BY  
S. EDWARDS

WELLS & WELLS

LYNCH & ROBERTS

WELLS & WELLS





STOP

Patrick's Professional Bldg











WELCOME TO  
HERNANDO

SW Dr. Schutes Ave

*Historic*  
Chadwick Building  
For Rent 541-921-8842





WELCOME TO  
REDMOND

WELCOME TO  
REDMOND



Panel Power  
Commercial Building  
1000  
1000  
1000

WALKERS  
1000  
1000

WE HAVE GUNDS GOLD GUNS



1000 & 1000



**PERRY'S TRADING POST**



Pete Re... 966-420-3423



Every Bloom'n Thing

OPEN

Fresh Flowers • Dresses • Wedding • Dolls • Specialty

SEW-VAC

Every Bloom'n Thing





UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES  
EVALUATION/RETURN SHEET

Requested Action: Nomination

Property Name: Redmond Downtown Historic District

Multiple Name: \_\_\_\_\_

State & County: OREGON, Deschutes

Date Received: 9/14/2017      Date of Pending List: 10/11/2017      Date of 16th Day: 10/26/2017      Date of 45th Day: 10/30/2017      Date of Weekly List: \_\_\_\_\_

Reference number: SG100001771

Nominator: State

Reason For Review:

- |   |  |   |
|---|--|---|
| <input type="checkbox"/> Appeal           | <input type="checkbox"/> PDIL            | <input type="checkbox"/> Text/Data Issue    |
| <input type="checkbox"/> SHPO Request     | <input type="checkbox"/> Landscape       | <input type="checkbox"/> Photo              |
| <input type="checkbox"/> Waiver           | <input type="checkbox"/> National        | <input type="checkbox"/> Map/Boundary       |
| <input type="checkbox"/> Resubmission     | <input type="checkbox"/> Mobile Resource | <input type="checkbox"/> Period             |
| <input checked="" type="checkbox"/> Other | <input type="checkbox"/> TCP             | <input type="checkbox"/> Less than 50 years |
|   | <input type="checkbox"/> CLG             |   |

Accept       Return       Reject      10/30/2017 Date

Abstract/Summary  
Comments:

Recommendation/  
Criteria

Reviewer Lisa Deline

Discipline Historian

Telephone (202)354-2239

Date 10/30/17

DOCUMENTATION:    see attached comments : No    see attached SLR : No

If a nomination is returned to the nomination authority, the nomination is no longer under consideration by the National Park Service.

To the State Historic Preservation Office:

With this notarized statement, I certify that I am the sole or partial owner of the property located at 423 S.W. 6<sup>th</sup> ST, which is a private property located in the proposed Redmond Downtown Historic District in Redmond, Oregon, and I object to the listing of said property in the National Register of Historic Places.

Marvin Craig Bender 5/16/17  
Signed Full Legal Name Date

MARVIN Craig Bender  
Print Full Legal Name

Name on Title (if different than signed name)

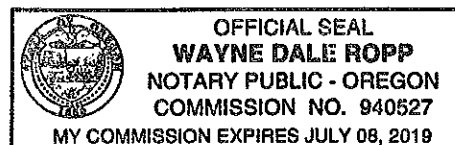
3393 N.W. Sedgewick Ave, Tesebonne Oregon 97760  
Mailing Address Street City State Zip

State of Oregon – County of Deschutes

Signed or attested before me on May 16, 2017 by Marvin Craig Bender

Wayne Dale Ropp  
Notary Public – State of Oregon

My Commission expires: July 08, 2019



Objections must be notarized by a Notary Public to be valid.  
Mail to: Diana Painter, Oregon SHPO  
725 Summer St NE, Suite C  
Salem, OR 97301



To the State Historic Preservation Office:

With this notarized statement, I certify that I am the sole or partial owner of the property located at 423 S. 6<sup>th</sup> Street, which is a private property located in the proposed Redmond Downtown Historic District in Redmond, Oregon, and I object to the listing of said property in the National Register of Historic Places.

Richard L Bender Trustee Sharon Bender Trustee  
Sign Full Legal Name Date

RICHARD L BENDER TRUSTEE Sharon Bender Trustee  
Print Full Legal Name

Richard & Sharon Bender Trust Marvin & Judy Bender Trust  
Name on Title (if different than signed name)

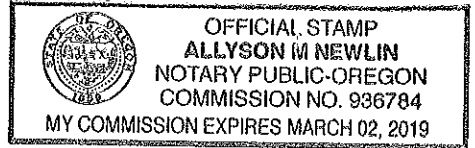
1732 JW 16 Redmond OR 97756  
Mailing Address Street City State Zip

State of Oregon - County of Deschutes

Signed or attested before me on May 10, 20 17 by Richard L. Bender & Sharon M. Bender

Allyson M Newlin  
Notary Public - State of Oregon

My Commission expires: March 02, 2019



Objections must be notarized by a Notary Public to be valid.  
Mail to: Diana Painter, Oregon SHPO  
725 Summer St NE, Suite C  
Salem, OR 97301

**DESCHUTES COUNTY ASSESSOR  
REAL PROPERTY ACCOUNT NAMES**

5/10/2017 1:59:31 PM

**Account #** 123414  
**Map**  
**Owner** MARVIN & JUDY BENDER TRUST ET AL  
 BENDER, MARVIN TTEE ET AL  
 1732 SW 16TH  
 REDMOND, OR 97756

<b>Name Type</b>	<b>Name</b>	<b>Ownership Type</b>	<b>Own Pct</b>
OWNER REPRESENTATIVE	RICHARD & SHARON BENDER TRUST BENDER, RICHARD	OWNER OWNER AS CO-TRUSTEE	
REPRESENTATIVE	BENDER, SHARON	OWNER AS CO-TRUSTEE	
OWNER REPRESENTATIVE	MARVIN & JUDY BENDER TRUST BENDER, MARVIN	OWNER OWNER AS TRUSTEE	
REPRESENTATIVE	BENDER, JUDY	OWNER AS TRUSTEE	

To the State Historic Preservation Office:

With this notarized statement, I certify that I am the sole or partial owner of the property located at 640 SW Evergreen Ave., which is a private property located in the proposed Redmond Downtown Historic District in Redmond, Oregon, and I object to the listing of said property in the National Register of Historic Places.

Dennis A. McClay Naomi M. McClay 5.16.17  
Sign Full Legal Name Date

Dennis A. McClay Naomi M. McClay 5/16/17  
Print Full Legal Name

Dennis A. McClay and Naomi M. McClay Trustees, of the  
Name on Title (if different than signed name) Dennis and Naomi McClay Trust

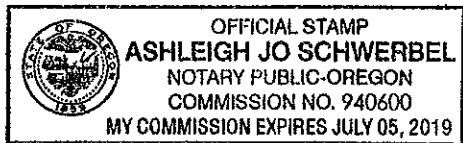
2213 N.W. 15th St. Redmond OR 97756  
Mailing Address Street City State Zip

State of Oregon – County of Deschutes

Signed or attested before me on May 16, 2017 by Dennis A. McClay & Naomi M. McClay Trustees of the Dennis & Naomi McClay Trust

[Signature]  
Notary Public – State of Oregon

My Commission expires: 07.05.2019



Objections must be notarized by a Notary Public to be valid.  
Mail to: Diana Painter, Oregon SHPO  
725 Summer St NE, Suite C  
Salem, OR 97301



**To the State Historic Preservation Office:**

**With this statement, I certify that I am the sole or partial owner of the property located at 341 SW 6th St, which is a private property located in the proposed Redmond Downtown Historic District in Redmond, Oregon, and I support the listing of said property in the National Register of Historic Places.**

Signed: M. Wagner (Mariana Wagner) 5/9/16  
Date

Mailing Address: 360 NE CHESTNUT ST. MADRAS OR, 97741  
(if different)

**PAINTER Diana \* OPRD**

---

**From:** Mark Capell <mcapell@cmitsolutions.com>  
**Sent:** Monday, May 01, 2017 11:35 AM  
**To:** PAINTER Diana \* OPRD  
**Cc:** 'Chuck Arnold'; capell@bendcable.com  
**Subject:** Redmond Downtown Historic District

Hi Diana,

My family owns the property at the southeast corner of 6<sup>th</sup> and Evergreen in downtown Redmond. We received your letter about the proposed Redmond Downtown Historic District. We are in full support of the nomination of this District. We are excited that it can possibly provide some funds to help preserve properties worthy of preservation. It is important that this possible district not negatively impact our ability to make improvements to our property.

Thank you for your work on this. Please let me know if you have any questions or need anything else from us.

Mark

**Mark Capell**  
Owner  
*CMIT Solutions of Central Oregon*  
129 SE Third Street, Bend, OR 97702  
Phone - 541.330.0555  
[mcapell@cmitsolutions.com](mailto:mcapell@cmitsolutions.com)



CMIT Solutions® Authorized Licensee  
Each Franchise Individually Owned & Operated





# Oregon

Kate Brown, Governor

## Parks and Recreation Department

State Historic Preservation Office

725 Summer St NE Ste C

Salem, OR 97301-1266

Phone (503) 986-0690

Fax (503) 986-0793

www.oregonheritage.org

September 12, 2017

J. Paul Loether, Keeper  
National Park Service  
National Register of Historic Places  
1849 C St. NW, Mail Stop 7228  
Washington, D.C. 20240



Re: National Register Nomination

Dear Mr. Loether:

At the recommendation of the Oregon State Advisory Committee on Historic Preservation, I hereby nominate the following historic property to the National Register of Historic Places:

**REDMOND DOWNTOWN HISTORIC DISTRICT**  
**REDMOND, DESCHUTES COUNTY**

The enclosed disk contains the true and correct copy of the nomination listed above to the National Register of Historic Places.

We appreciate your consideration of this nomination. If questions arise, please contact Jason Allen, Survey Program Coordinator, at (503)986-0579.

Sincerely,

Christine Curran  
Deputy State Historic Preservation Officer

Encl.