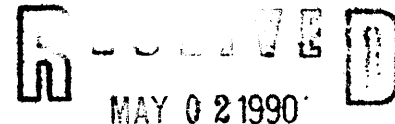


United States Department of the Interior  
National Park Service



National Register of Historic Places  
Registration Form

NATIONAL REGISTER

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

1. Name of Property

historic name Nichols, Dr. Herbert S., House  
other names/site number \_\_\_\_\_

2. Location

street & number 1925 SW Vista Avenue N/A not for publication  
city, town Portland N/A vicinity  
state Oregon code OR county Multnomah code 051 zip code 97201

3. Classification

Ownership of Property	Category of Property	Number of Resources within Property	
<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	Contributing	Noncontributing
<input type="checkbox"/> public-local	<input type="checkbox"/> district	<u>2</u>	_____ buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	_____	_____ sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	_____	_____ structures
	<input type="checkbox"/> object	_____	_____ objects
		<u>2</u>	<u>0</u> Total

Name of related multiple property listing: N/A  
Number of contributing resources previously listed in the National Register N/A

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this  nomination  request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property  meets  does not meet the National Register criteria.  See continuation sheet.  
Signature of certifying official [Signature] Date April 20, 1990  
Oregon State Historic Preservation Office  
State or Federal agency and bureau

In my opinion, the property  meets  does not meet the National Register criteria.  See continuation sheet.  
Signature of commenting or other official \_\_\_\_\_ Date \_\_\_\_\_  
State or Federal agency and bureau \_\_\_\_\_

5. National Park Service Certification

I, hereby, certify that this property is:  
 entered in the National Register. **Entered in the National Register**  
 See continuation sheet. [Signature] 6/1/90  
 determined eligible for the National Register.  See continuation sheet.  
 determined not eligible for the National Register.  
 removed from the National Register.  
 other, (explain:) \_\_\_\_\_  
Signature of the Keeper \_\_\_\_\_ Date of Action \_\_\_\_\_

**6. Function or Use**

Historic Functions (enter categories from instructions)

Domestic: Single dwelling

Current Functions (enter categories from instructions)

Domestic: Single dwelling

**7. Description**

Architectural Classification

(enter categories from instructions)

Colonial Revival

Materials (enter categories from instructions)

foundation concrete with brick veneer

walls wood: weatherboard

roof asphalt: composition shingles

other

Describe present and historic physical appearance.

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The Nichols Residence, a Colonial Revival Style building, is located on Vista Avenue in Portland Heights. The residence was designed for the Dr. Herbert Nichols family by the well known Northwest architect, A. E. Doyle in 1907 (constructed in 1908). The L-shaped building exhibits many characteristics of the Colonial Revival Style in its simple, yet classic formal facade organization, prominent central portico supported by Tuscan columns, weatherboard siding finished with classically detailed cornerboards, one over one and eight over one double hung windows, and a Palladian window. The interior of the residence is virtually intact and displays classical detailing in its cornice molding and picture rail, gallery board lining the main staircase, central hall plan and beautifully detailed classical fireplaces. The Nichols Residence is in excellent condition with minor alterations.

**SITE**

The Nichols Residence is located on the west side of Vista Avenue mid-block between Jackson Street and Carter Lane in Block 49, Lot 3 and 4 of Carter's Addition to Portland. Sited on a secluded lot, the building is enveloped by mature vegetation. The front facade is oriented towards the north which originally commanded views of downtown Portland and Mt. St. Helens (due to later building, much of the original view has been obscured). The building is set back approximately 25 feet from Vista Avenue. The rectilinear lot measures 100' by 141' and is bounded on the east by Vista Avenue, the west by an alley and on the south and north by adjacent residential properties. The curvilinear exposed aggregate concrete drive extends from Vista Avenue across the front of the residence and joins an alley west of the residence. The double car garage is located in the northwest corner of the lot.

Mature vegetation covers the lot along its perimeter. Holly trees, lilacs, and laurels buffer the property from Vista Avenue on the east side. The entrance drive is lined with rhododendrons, holly and cherry trees. A plum tree is at the end of the drive on the east side of the garage. Camelia and hydrangea bushes flank the front entrance portico and the south property line is densely covered with rhododendrons, holly trees, euonymus and camelias. Beautiful cherry and holly trees edge the interior along the eastern property boundary. Flower gardens are located on the east side of the residence abutting the sun porch and on the north side of the entrance drive.

**EXTERIOR**

The L-shaped Colonial Revival Style building is two and one half stories high and has a partially finished attic and full basement. The main rectangular mass of the residence (east-west), measures approximately 30' by 53' and the rear ell extension measures approximately 12' by 22'. The sun porch on the east side is approximately 10' by 30'. The gable roof is covered with composition shingles and topped with two chimneys. Three dormers with six over six double hung wood sash windows project from the front (north) elevation. The central dormer has an arched roof while the two flanking dormers have gable roofs with eave returns. Wood shingles clad the dormers.

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Boxed eaves extend over the wide frieze board and terminate on the side facing gable ends with deep eave returns. The gable ends are covered with wood shingles. Narrow weatherboard siding, finished with finely crafted classical cornerboards, measure approximately 18" wide. The cornerboards are designed with a central recessed panel and are capped with slightly projecting capitals. The majority of the first story windows are wide one over one double hung wood sash windows and the second story windows are wide eight over one double hung wood sash windows. Most of the windows are flanked with functional wood shutters. Other windows on the exterior are six over one double hung sash, multi-paned (basement) and single-paned casements (kitchen). A Palladian window embellishes the gable end on the east elevation and a large Arts and Crafts style tripartite leaded glass window on the south elevation illuminates the main interior staircase.

A pedimented portico, supported by two Tuscan columns resting on brick bases, is centrally located on the front (north) elevation. The wide panelled front door is capped by a leaded glass fanlight transom and flanked by leaded glass sidelights. Fluted pilasters, slightly flared in the center, flank the front door. A one story porch is located on the east (side) elevation. The porch was originally an open porch but was enclosed with multi-pane windows ca. 1916. The sun porch or Piazza is divided into three bays; each bay contains three sets of large six light windows divided by boxed columns with capitals. Three recessed panels are below the windows. A porch door surmounted with a transom, is located on the south elevation. A sleeping porch is located on the rear L-extension on the second story. Originally the porch was open but was enclosed with multi-paned windows in the historic period. Sliding glass doors, on the south elevation of the ell, lead to the kitchen. Doors leading to the basement and back hall are also located on the south elevation. The basement door is below grade, accessed by a stairway, and the back hall door is covered with a small protective entrance hood. The building has a concrete foundation covered with brick veneer. A watertable caps the foundation.

**INTERIOR**

The interior of the Nichols Residence is very formal in plan. Flanked by the dining room and kitchen on the west, and the living room and library on the east, the central hall terminates at the south end with the main staircase. Four upstairs bedrooms form a U around the staircase and upstairs hall. The interior of the residence is virtually intact. The interior finishes, including the paint scheme, are original, reflecting the Colonial Revival Style. The majority of the furnishings are original to the Dr. Nichols family and have remained in the residence for over eighty years.

**VESTIBULE, ENTRANCE HALL AND MAIN STAIRCASE**

The vestibule is a small room insulating the front entrance door from the main hall. The room is illuminated by the entrance door sidelights and fanlight transom. A singular light fixture is on the east wall is designed like a candlestick and was originally fueled by gas. The interior entrance door leads to the main entrance hall and is comprised of a single pane of glass on the upper portion and two panels on the lower portion. Sidelights flank the door. The central hall is rectangular in plan with the main staircase at the south end. Oak floors are finished with a high 14" baseboard capped with a molding strip. An elegant cornice mold and picture rail finishes the interior walls.

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The main staircase is U-shaped in plan and constructed of fir with the exception of a mahogany handrail and newel post. The staircase is beautifully crafted with restrained elegance. The handrail terminates at a spiraled newel post. A turned baluster is located in the center of the of the newel post. The walls along the staircase are embellished with a panelled gallery board. The cornice molding of the gallery board extends across and connects with the first floor picture railing making a continuous flowing line. A large ornately detailed leaded glass window illuminates the staircase and the halls. The window is divided into six sections: the three lower rectangular panes are surmounted by three smaller panes. The Arts and Craft style window is geometric in design with multi-colored stained glass throughout.

A small one half bath, with original fixtures, is located under the hall staircase along the east wall. The hall closet is located opposite the staircase on the west wall. A small window to the butler's pantry provides ventilation and light to the closet. Doorways from the main hall lead to the back hall, library, dining room, and living room.

**LIVING ROOM, DINING ROOM, LIBRARY AND SUNPORCH**

Large panelled pocket doors separate the dining room from the main hall. The rectangular dining room has oak floors finished with high baseboards and a picture railing extends around the perimeter of the room. Two wide one over one double hung windows illuminate the room. A door to the pantry is located on the south wall along with the fireplace. The classically detailed fireplace has a wood mantel supported by tapered pilasters. The surround and hearth are composed of Roman Brick. The fire box is concrete.

The living room is located opposite the dining room. It is similar in plan to the dining room with the exception of tall double doors on the east wall which lead to the sun porch. The doors are composed of two panes of glass on the upper portion and recessed panels on the lower portion. The living room fireplace is centrally located on the south wall. The classically detailed fireplace has a simple wood mantel supported by turned Tuscan columns. Directly behind the columns are pilasters which further embellish the fireplace surrounds. Tavertine or "Sienna" marble trimmed with a black marble boarder enhances the hearth. The firebox is brick and the floor is cement. A door directly east of the fireplace leads to the library.

Coved ceilings finished with a low picture rail accentuates the intimate space of the library. The north and west walls of the room are lined with built-in bookcases. The bookcases on the north wall are located directly west of the fireplace. The unpainted wood fireplace mantle extends across the top of the bookcases. The fireplace surrounds are brick and the hearth is finished with unglazed brown tile. A small niche is located adjacent to the doorway to the hall on the west wall. Bookcases flank the window on the south wall and tall double doors to the sun porch are along the east wall of the room.

Originally, the sun porch was an open porch or "Piazza" supported by boxed columns and surmounted by a decorative wood railing. The porch was enclosed with multi-paned windows

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prior to 1916. The original lattice wood work is located below the windows. The room has a tongue and groove floor and ceiling.

### KITCHEN, PANTRY AND BACK HALL

The kitchen is a large open room with casement windows along the west wall and a more recent sliding glass door on the south wall. A movable work island is in the center of the room. Original pantry shelves and cabinets are located at the south end of the east elevation. The lower portion of the pantry is comprised of three drawers, a cupboard and two dry good bins. The west wall of the pantry was removed when the kitchen was remodeled in 1964. A swinging door on the north wall leads to the small butler's pantry.

All the original cabinets are intact and unpainted in the butler's pantry. The upper portion of the pantry's west wall is comprised of a three over three double hung window capped with a transom and cabinets faced with glass doors. The oval metal sink, with porcelain handles, is centrally located along the west wall. Cabinets and vertical storage slots are below. The east wall is comprised of a combination of cabinets with solid doors and glass fronts. The lower cabinets have solid wooden doors. A built-in hutch is on the north side of the east wall. A door on the north end of the pantry leads to the dining room. Wainscoting sheathes the areas surrounding the doors.

The back service hall contains doors to the back or servant's staircase, to the back yard, the basement, the kitchen and the main hall. A narrow panelled, door on the east wall, originally housed the ironing board. All the woodwork in the small room is unpainted.

### SECOND FLOOR

The second floor is comprised of a sleeping porch, four bedrooms, two bathrooms and a back hall. The upstairs rooms surround the central staircase in a formal, U-shape plan. A small bedroom, in the southwest corner, is located at the top of the staircase on the west elevation. A closet is located adjacent to the bedroom door on the south elevation. French doors on the south wall lead to the sun porch. The sun porch is enclosed with multi-paned glass on the west and south elevations. The floors are covered with linoleum tile. Originally the room was an open porch. A door on the east wall of the sun porch leads to the small second story back hall with a door leading to the servants quarters on the third floor. Eight over one and six over six double hung wood sash windows light the back hall.

The two main bedrooms are located along the north (front) facade of the residence. The northwest bedroom is a large open room, illuminated by wide eight over one double hung windows. A fireplace, in the center of the south wall has a simple wood mantel and a stepped molded trim surrounds the hearth. The facing and hearth are faced with light brown brick. Deep closets with built in cabinets are located on the south and east walls. A bathroom connects the two main bedrooms.

The northeast bedroom is similar in plan to the northwest bedroom with two, wide windows illuminating the room on the east and north elevation. Doors to the hall and southeast bedroom

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flank the central fireplace on the south elevation. The fireplace mantel is supported by classical pilasters embellished with capitals and recessed panels. The fireplace is faced with unglazed red tiles. The hearth is finished with unglazed octagonal tiles with a square tile boarder. A door east of the fireplace leads into a small vestibule which connects with the southeast bedroom. The small bedroom has two closets on the north elevation and a door to the hall on the west elevation.

There are two bathrooms on the second floor. All the original fixtures and finishes are intact in the central bathroom. The floor is covered with small white hexagonal tiles. Built in cabinets and drawers and the commode are located along the south elevation. The original clawfoot bathtub and white pedestal sink with oval basin are a long the north wall of the room. A door on the east elevation leads to the northeast bedroom.

A long, rectangular bathroom, between the southwest and northwest bedrooms, remains substantially intact. A metal lined wood lift is directly adjacent to the bathroom door on the south side. All the original fixtures are intact with the exception of a more recent commode. White hexagonal tiles cover the floor of the room. A six over one double hung window illuminates the room on the west wall.

The upstairs hall is open in plan and has beautifully crafted built in cabinets and shelving along the north wall. Large panelled doors conceal the cedar drawers and shelving in the interior. A brass pendant light fixture is suspended from the ceiling in the center of the hall staircase.

**SERVANTS QUARTERS / ATTIC**

The third story is accessed from a narrow door located in the second story servants hall. The steep stairway ascends to a hall with doors leading to a bathroom, a small storage room, a bedroom and a larger open attic space. The west half of the attic originally functioned as the servants quarters. The bedroom, in the northwest corner of the attic, has sloped ceilings and plaster walls. An adjacent bathroom retains the original fixtures. The east portion of the attic is a large open space with a smaller room partitioned off in the northwest corner. The walls and sloped ceiling are clad with horizontal beveled siding. A Palladian window on the east elevation illuminates the room.

**BASEMENT**

The basement is divided into several smaller ante rooms. At the bottom of the basement stairs, accessed from the first story back hall, a door leads to a small concrete lined room which was reportedly in the original floor plans designated as the "Chinaman's" room. The laundry room is directly north of this room. The original brown porcelain sink, with two basins, is along the west wall. A small, cylindrical wood stove is in the northeast corner of the room. Directly across the hall from the laundry room is a lavatory. All the original fixtures are intact. The remainder of the basement is comprised of a large space divided by the heating system. The original coal / wood chute is located on the south elevation. Two small rooms used as a wine cellar and storage room are located in the northwest corner of the room. The basement has a concrete floor which has a narrow ditch-like depression around the perimeter for water drainage during the rainy seasons. The ditch flows into a drain in the northeast corner of the basement.

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INTERIOR FINISHES

The interior finishes in the Nichols Residence have remained virtually intact and are classical in design. The lath and plaster walls were covered with canvas in the 1920s by the original owners. The walls are painted an uniform golden color which retains the original paint scheme of the residence. Oak hardwood floors throughout the residence have remained uncovered and unpainted. The woodwork with the exception of the library, halls, and pantry, is painted white reflecting the original Colonial Revival Style paint scheme. The risers, balusters and panelled gallery board on the main staircase are painted white while the treads and formed mahogany handrail remain unpainted. Beautiful six panel doors and molded jambs and head enhanced the interior woodwork.

Original brass light fixtures, and door and window hardware are intact. Brass chandeliers embellish the living and dining room and brass sconces flank the fireplaces. Brass pendant fixtures suspend from the ceiling in the main hall and center of the stair well. The fixtures have beautiful scalloped Tiffany-like glass shades. The fixtures originally serviced both electricity and gas. The gas was turned off in 1957 by the original owner.

GARAGE

The two car garage is located in the northwest portion of the lot and was constructed ca. 1910. The building faces south and is approximately 16', east-west, and 19', north-south. The building is covered with a gable roof and the gable ends are clad with wood shingles. The remainder of the garage is sheathed with narrow weatherboard. A watertable finished with a cap extends around the perimeter of the building. The front of the garage has been extended approximately two feet and a small pent roof covers the panelled garage doors. A one over one double hung wood sash window is located on the east and west sides.

ALTERATIONS

Historic alterations include: enclosure of the east sun porch and the second story sleeping porch prior to 1916. Extension of the front portico to provide a more sheltered front entrance in the 1920s.

Recent alterations include: kitchen cabinet alterations, removal of the pantry wall and enclosing small screened porch on the southwest corner of the kitchen and the installation of sliding glass doors. Two kitchen windows on the west elevation have been altered to casement windows. The design for the kitchen alterations were a collaboration between the current owner, Elizabeth Carter and Abbott Lawrence in 1964.



**8. Statement of Significance**

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

nationally     statewide     locally

Applicable National Register Criteria     A     B     C     D

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

Areas of Significance (enter categories from instructions)

Architecture

Period of Significance

1907-1908

Significant Dates

1908

Cultural Affiliation

N/A

Significant Person

N/A

Architect/Builder

A. E. Doyle

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

See continuation sheet

**9. Major Bibliographical References**

Previous documentation on file (NPS):

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

See continuation sheet

Primary location of additional data:

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

Specify repository: \_\_\_\_\_

**10. Geographical Data**

Acreeage of property 0.32 acres Portland, Oregon Washington 1:24000

UTM References

A 10 523750 5039830  
 Zone Easting Northing

C         

B           
 Zone Easting Northing

D         

See continuation sheet

Verbal Boundary Description

The nominated area is located in Section 27, Township 1S, Range 1E, Willamette Meridian, in Portland, Multnomah County, Oregon. It is comprised of Lots 3 and 4 in Block 49 of Carter's Addition to Portland in Portland Heights.

See continuation sheet

Boundary Justification

The nominated area includes the two lots originally developed for Dr. Herbert Nichols beginning in 1907. The two-car garage, an early improvement of 1910 designed to complement the house, is counted a separately-contributing feature of the property.

See continuation sheet

**11. Form Prepared By**

name/title Sally Donovan, Historic Preservation Consultant

organization Donovan and Associates date November 30, 1989

street & number 2209 NW Everett #302 telephone (503) 226-2904

city or town Portland state Oregon zip code 97210

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### INTRODUCTION

The finely-crafted Colonial Revival residence of Dr. Herbert S. Nichols standing at 1925 SW Vista Avenue in the Portland Heights neighborhood of Portland, Oregon was designed by Albert E. Doyle. The house, constructed in 1908, is documented as the first Colonial Revival design Doyle executed upon opening independent practice in 1907. The present occupant, Elizabeth Carter, is the daughter of the original owner. Dr. Nichols was a prominent local physician.

A. E. Doyle was trained as an apprentice and young associate in the eminent Portland firm of Whidden and Lewis and also studied design at Columbia University. His early works were much influenced by the Arts and Crafts movement. This residence was the first of Doyle's designs in which the Colonial Revival emerged as the dominant stylistic character. In this context, the house is eligible for National Register listing under Criterion C.

The building is a two and a half story gable-roofed rectilinear volume with a perpendicular rear wing at the southwest corner. Its long axis parallels the north property line and a driveway which enters the lot from SW Vista Avenue. In keeping with the classically-derived style, the principal facade is symmetrically organized. It has a window bay on either side of the central entrance, which originally was sheltered by a single-story temple-fronted portico. The front roof slope is broken by variegated dormers. On either side of the central dormer with segmentally-arched roof are gabled dormers with cornice returns. The house is clad with narrow, lapped weatherboards and trimmed with wide corner pilasters and frieze board. The wide window openings are fitted with double-hung sash having eight-over-one lights in the upper story and one-over-one lights in the ground story. The front elevation appears to derive from the work of Whidden and Lewis in the same genre, but without the hipped roof which was characteristic of the firm's work in the Colonial Revival style. In Doyle's design, gable ends of the double-pitched roof with cornice returns are treated in the Arts and Crafts convention with shingle cladding and Palladian windows. Finesse of detail on exterior elevations is most evident in such features as the inset paneled corner pilasters and Georgian doorway surround.

After 1908, two significant modifications were carried out. The colonnaded porch at the east end of the main volume was enclosed as a sun porch, and the fine Tuscan-columned pedimented portico with shadow pilasters was extended as a cantilevered canopy to fully cover the front entrance steps and project to the driveway in the manner of a port cochere. It is understood this was an early, or historic alteration requested by the original owners, although it did not have the enthusiastic support of the designer. The interior, with its finely proportioned, classically detailed features, is notably intact. The gable-roofed, two-car garage of frame construction at the northwest corner of the property was built in 1910 and was finished with weatherboards and shingled gable ends in complement to the house. It is counted as a separately contributing feature.

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The Nichols Residence, a finely crafted Colonial Revival Style building designed in 1907 and constructed in 1908, is significant under Criterion "c" as an important work by prominent architect, A. E. Doyle. Doyle designed many of Portland's most prominent early 20th century commercial buildings including the Meier and Frank Building (1907), the Oregon Hotel (1911), the Central Public Library (1913), and the Pittock Block (1914), as well as many private residences for wealthy Portlanders. The Nichols Residence is Doyle's earliest Colonial Revival Style residence and is the fourth residence designed by Doyle after opening his office in January 1907. The first three residences designed by Doyle (only two are extant) reflect the Arts and Crafts Styles employing some Colonial Revival detailing. The Nichols Residence marks Doyle's first Colonial Revival Style building in its symmetry, formal facade organization, classical portico, rectilinear form, central hall plan and interior detailing. The house has elements of the Arts and Crafts style in its beautiful leaded stained glass window illuminating the main hall. The residence was designed for Dr. Herbert S. Nichols, a prominent Portland physician. The building is currently occupied by Elizabeth Nichols Carter, the daughter of the original owners, which marks over eighty years of continuous occupancy by members of the Nichols family.

**ALBERT E. DOYLE**

Albert E. Doyle, a prominent architect in the Pacific Northwest, designed many of Portland's most notable buildings from 1907 through the 1920s. Doyle was born in Santa Cruz, California July 27, 1877 to James Edward and Mary Oakey Doyle.<sup>1</sup> The family moved to Portland in the 1870s where James Doyle pursued his career as a building contractor. James Doyle became a leading building contractor in Portland and was known in the community for his excellent building and management practices.<sup>2</sup> Albert Doyle, the youngest of four children, spent a great deal of time working with his father which provided the necessary building background for his later architectural career. After completing his early education in the Portland school system in 1891, Doyle worked for twelve years as an apprentice to the well known firm of Whidden and Lewis.<sup>3</sup> The firm was known for its classical style buildings and were responsible for the proliferation of the Colonial Revival Style in Portland. While working in the office of Whidden and Lewis, Doyle assisted in the design of the Forestry Building (1903) for Portland's 1905 Lewis and Clark Centennial Exposition.<sup>4</sup> Shortly after completion of his work in 1903 for the

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Exposition, Doyle moved to New York City and studied design at Columbia University. In 1906, Doyle went to Europe on a travelling scholarship. He returned to Portland in December of the same year and started his own office with his partner, construction supervisor William B. Patterson, in January 1907.<sup>5</sup>

Doyle's early commissions in 1907-08 included residences, remodels for many prominent Portland families, beach cottages, and office buildings.<sup>6</sup> Doyle's reputation as an excellent designer led to his first substantial commercial building design, the Meier and Frank Building (1907) in downtown Portland. After the success of the Meier and Frank building, Doyle's office received many more commissions for commercial and public buildings in Portland. These included the Selling Building (1910), Lipman, Wolfe and Company Store (1910), the Oregon Hotel, now the Benson Hotel, (1911), the Central Public Library (1913), the Pittock Block (1914), the U.S. Bank (1916), the Terminal Sales Building (1926) and the Public Service Building (1928).<sup>7</sup> Doyle's client list included many leading Portland families who had previously employed Whidden and Lewis.<sup>8</sup> As more large commercial contracts came into the office, Doyle became known more for his commercial work than his residential buildings. As his office grew, much of the responsibility of his residential works were placed on his drafting staff while he devoted his time to the commercial and institutional projects.<sup>9</sup> Doyle continued his successful practice until his untimely death in 1928. After his death, Pietro Belluschi, along with other senior staff members, continued the practice until Belluschi took over the practice under his own name in 1942.<sup>10</sup>

THE COLONIAL REVIVAL STYLE

The Philadelphia Centennial Exposition of 1876 sparked a new interest in Colonial architecture. The exposition focused on the growth and accomplishments of the American society and drew attention to the Georgian and Federal architectural styles of the Colonial period.<sup>11</sup> After the exposition, the New York based architectural firm of McKim, Mead and White, toured the New England states to study Georgian and Adams Style buildings.<sup>12</sup> The firm derived a new style from their Colonial predecessor, the Colonial Revival Style. In 1886, McKim, Mead and White designed the first Colonial Revival Style residence on the east coast. The style was further popularized by the Columbia Exposition of 1893 which greatly influenced architecture and city planning in the United States. Many of the buildings in the exposition were classic in styles and some reflected the Colonial Revival Style. Technological advances in the printing process and expansion of the transcontinental railroad further perpetuated the style by making possible the wide dissemination of published materials. Architectural pattern books and periodicals included the new Colonial Revival Style among the latest trends and styles. These books were readily available throughout the United States by the last decade in the 1800s.

Along with the availability of published material carrying current architectural styles, perhaps the single most important factor in the development of the Colonial Revival Style in

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Oregon was the arrival of architects Ion Lewis and William Whidden.<sup>13</sup> Both men came from the east coast where they were influenced by the new interest in classical architecture. William H. Whidden was trained under Charles Follen McKim and worked for the prominent firm of McKim, Mead and White in New York and Ion Lewis worked for the firm of Clarke and Lewis in Boston, which specialized in Shingle Style architecture.<sup>14</sup> Whidden and Lewis established their firm in Portland in 1890 and designed their first Colonial Revival Style residence in Oregon a year later. The residence, built for Milton W. Smith, incorporated many features of the Colonial Revival Style such as classical columns, modillioned cornice, a Palladian window, narrow weatherboard siding, formal facade organization and turned balustraded porches.<sup>15</sup> The style grew in popularity throughout the state until ca. 1915 when other new innovative styles such as the Bungalow and Craftsman styles began to emerge.

NICHOLS RESIDENCE

A.E. Doyle was eminently influenced during his twelve year apprenticeship with Whidden and Lewis. Much of his knowledge about architecture developed as a result of his long standing relationship with the well known firm; particularly his understanding of the popular Colonial Revival Style. The Nichols residence is Doyle's earliest Colonial Revival Style designed building after establishing his own office in January 1907. Only three other residences were designed by Doyle prior to receiving the commission for the Dr. Nichols' house. Two of the three residences are extant; the J.F. Bell Residence at 2470 N.W. Westover Road and the George W. Collins Residence at 1863 SW Montgomery Drive. Both the Bell and Collins Residences as well as the Bruhn house (razed), were designed in the Arts and Crafts Style with some Colonial Revival detailing.<sup>16</sup> The Nichols Residence represents the first Colonial Revival Style residence Doyle designed after opening his office in 1907.

The residence is listed as Job Number No. 20 in Doyle's office ledgers and the drawings for the house were completed in April of 1907.<sup>17</sup> According to the owner, Mrs. Elizabeth Carter, her father, Dr. Nichols delivered Doyle's first child, free of charge, in October 1907. This association might have initiated the liaison between Doyle and the Nichols family, leading to Doyle's commission for the Nichols residence. The residence was completed in September, 1908 for \$ 10,000.<sup>18</sup>

Mrs. Martha Nichols was born near Charlottesville, Virginia and was notably influenced by the Colonial mansions of the south. She was born at "Gale Hill", an old southern plantation, and as a young woman attended dances in the ballroom of Monticello.<sup>19</sup> Mrs. Nichols was very involved in the design of her new family home. Aspects of the residence were modeled from the familiar classical styles of her youth. The porch on the east side of the residence was influenced by the grand porches of the southern estates. The porch originally was an open "Piazza" supported by large, boxed classical detailed columns.

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However, after experiencing Portland's rainy season, the Nichols enclosed the porch with glass shortly after the residence was constructed.<sup>20</sup> The large porch faces east and is oriented towards the street. The front facade does not face the street but was sited for its view of the city and Mt. St. Helens. Mrs. Nichols was also very adamant about installing large single panes of glass on the lower story windows. She insisted on having an abundance of light in the interior rooms as well as unobstructed views.<sup>21</sup>

The formal symmetry of the exterior facade, central classical portico with leaded glass sidelights and fanlight transom, Palladian window, classically detailed cornerboards, weatherboard siding and front dormers are salient features of the Colonial Revival Style. The interior of the residence reflects the Colonial Revival Style as well in its formal central hall plan, cornice moldings and original gold color scheme throughout, classical fireplace and staircase designs. An Arts and Crafts Style detail can be seen in the leaded and stained glass window illuminating the central staircase. Decorative brass light fixtures and hardware adorn the interior of the residence. A notable detail was incorporated by Doyle in the basement. Natural springs run throughout the hills of Portland Heights. Doyle designed a shallow concrete ditch around the perimeter of the basement floor which terminated through a drain pipe in the northeast corner of the room. This detail was very successful in draining excess water from the basement during the rainy season when other residences nearby were inundated with water.

The Nichols Residence has been occupied continually by members of the Nichols family. After Martha Nichols moved out of the residence in 1957, her daughter, Elizabeth Nichols Carter and her husband, Dr. Richard Carter moved into the residence in 1958.<sup>22</sup> Elizabeth Carter resides in the house currently.

#### THE DR. HERBERT S. NICHOLS FAMILY

The Nichols' were a pioneer Portland family, arriving in Portland in 1883. Dr. Herbert S. Nichols, a native of Faribault, Minnesota, was born on November 1, 1868 to Dr. Ziba Bass and Emily Porter Nichols.<sup>23</sup> Herbert Nichols was the youngest of ten children. The Nichols family moved to Portland in 1883 where Dr. Ziba Nichols continued his career in the medical profession. Herbert S. Nichols attended Amherst College prior to attending medical school at Hahneman College in Philadelphia.<sup>24</sup> He returned to Portland in 1900 to start his career in the medical profession as a general practitioner. Nichols practiced for many years in the Medical Arts Building in downtown Portland. He was known for his kindness, good nature and is remembered in an article written after his death in February 1948 as a general practitioner who "didn't make headlines or medical history. But his fidelity, his scholarly and gentlemanly ways, his consistent service to the community, his love of outdoor Oregon, endeared him to hundreds of Portland people who were glad to claim him as friend and medical advisor."<sup>25</sup> Nichols practiced until his retirement in 1945. He was a member of the American College of Surgeons, the North Pacific Surgical Society

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and a charter member of the University Club.<sup>26</sup> He was one of the founding members of the Snow Shoe Club and was an early snow sport and mountaineering enthusiast, skiing Mt. Hood in 1903.<sup>27</sup> Dr. Herbert Nichols died on February 17, 1948 at Good Samaritan Hospital leaving his wife, Martha, two sons and two daughters.

Martha Minor Bryan Nichols, the wife of Herbert Nichols, was born at "Gale Hill" near Charlottesville, Virginia in 1879 to a prominent, well established Virginian family.<sup>28</sup> Martha or "Patsy" arrived in Oregon in 1902 to live with her uncle, the well known attorney, Wirt Minor.<sup>29</sup> Martha married Dr. Herbert S. Nichols in Portland on November 7, 1905. Martha Nichols was a charter member of the National Society of Colonial Dames, and active in the Trinity Episcopal Church and the Town Club along with many charities.<sup>30</sup> She was known for her "green thumb", evident in the grounds surrounding her Vista Avenue residence, and was a member of the Portland Garden Club for many years. Martha Nichols died in Portland on September 4, 1967.<sup>31</sup> The couple had four children; H. Minor, John R., Emily and Elizabeth.

Other members of the Nichols family who pursued a career in the medical profession were Herbert S. Nichols' two brothers, Ammi Sibley and Clarence Lincoln Nichols, and his son, H. Minor Nichols. Ammi Sibley built a Colonial Style Residence on the lot directly south of the Nichols' residence on the corner of Vista Avenue and Jackson Street. The residence was built in 1912 and designed by Edward Foulkes, the well known Portland architect who designed the Pittock Mansion.<sup>32</sup> Clarence Lincoln Nichols also purchased a lot on the corner directly north of the Nichols Residence with the intent of building a residence on the property, however he died prior to executing his plans.<sup>33</sup>

Elizabeth Nichols Carter and her husband, Dr. Richard R. Carter moved into the residence in 1957. Richard R. Carter was a well respected neurologist in Portland for twenty-five years and was involved in many associated medical organizations.<sup>34</sup> Mr. Carter died in 1971 in Portland. Elizabeth Nichols Carter remained in her family residence after her husband's death with her two sons. She was a graduate of Smith College's master's program in dance and served on the faculty of Reed College, Lewis and Clark College, Marylhurst College and the Portland's Civic Theater.<sup>35</sup> Elizabeth Carter still resides in her family home.



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EARLY DOYLE RESIDENCES (1907-1908)

- Job No. 1 J.F. Bell Residence, 2470 NW Westover Road  
The Bell Residence was designed in February 1907 and was built in 1908. The residence is designed in the Arts and Craft Style.
- Job No. 3 George W. Collins Residence, 1863 SW Montgomery Drive  
The Collins Residence is located near the Nichols Residence in Portland Heights. The working drawings are dated February-March and June and July, 1907. The Residence was constructed in 1907 and is designed in the Arts and Craft with some Colonial Revival details.
- Job No. 4 Frank Bruhn Residence, 1609 NE 9th Avenue (Razed)  
Frank Bruhn Residence was designed and constructed in 1907 in the Craftsman Style ( Classic Box) with some Colonial Revival detailing.
- Job No. 20 Herbert Nichols Residence, 1925 SW Vista  
The plans for the residence are dated April 1907. The residence was completed in September 1908. The residence is Colonial Revival in style with some Arts and Crafts style detailing.
- Job No. 22 Knut G. Lundstrom Residence, 2215 NE 19th Street  
The drawings for the Lundstrom property were completed in October 1907 and the residence was constructed in 1908. The residence was designed in the Colonial Revival Style. The building has been extensively altered.
- Job No. 36 Alfred J. Bingham Residence, 2037 NW Lovejoy  
The Bingham residence is a brick Colonial Revival Style house and was designed in January 1908 and construction completed in July of the same year. The residence has had some alterations to the front portico and some of the first story front windows have been modified. Plans for moving the structure are in progress.
- Job No. 40 Edward Harmon Residence, 2642 NW Lovejoy  
The Harmon Residence plans were completed in July 1908 and construction completed in 1908-09. The residence is designed is a mixture of the Colonial Revival and Craftsman Style. National Register Property, 1983.
- Job No. 44 C.E. Curry Residence, 1725 SW Prospect Drive  
The Curry residence is designed in the Craftsman Style with Colonial Revival details. The plans for the residence were finished in 1908 and constructed was completed in 1908-09.

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Job No. 51 L.H. Parker Residence, 2210 SW Main Street  
The Parker Residence was designed and constructed in 1908 and is in the  
Colonial Revival Style with Craftman Style details.

Note: List compiled from A.E. Doyle Project Records - George McMath personal  
files and field investigation by Sally Donovan.

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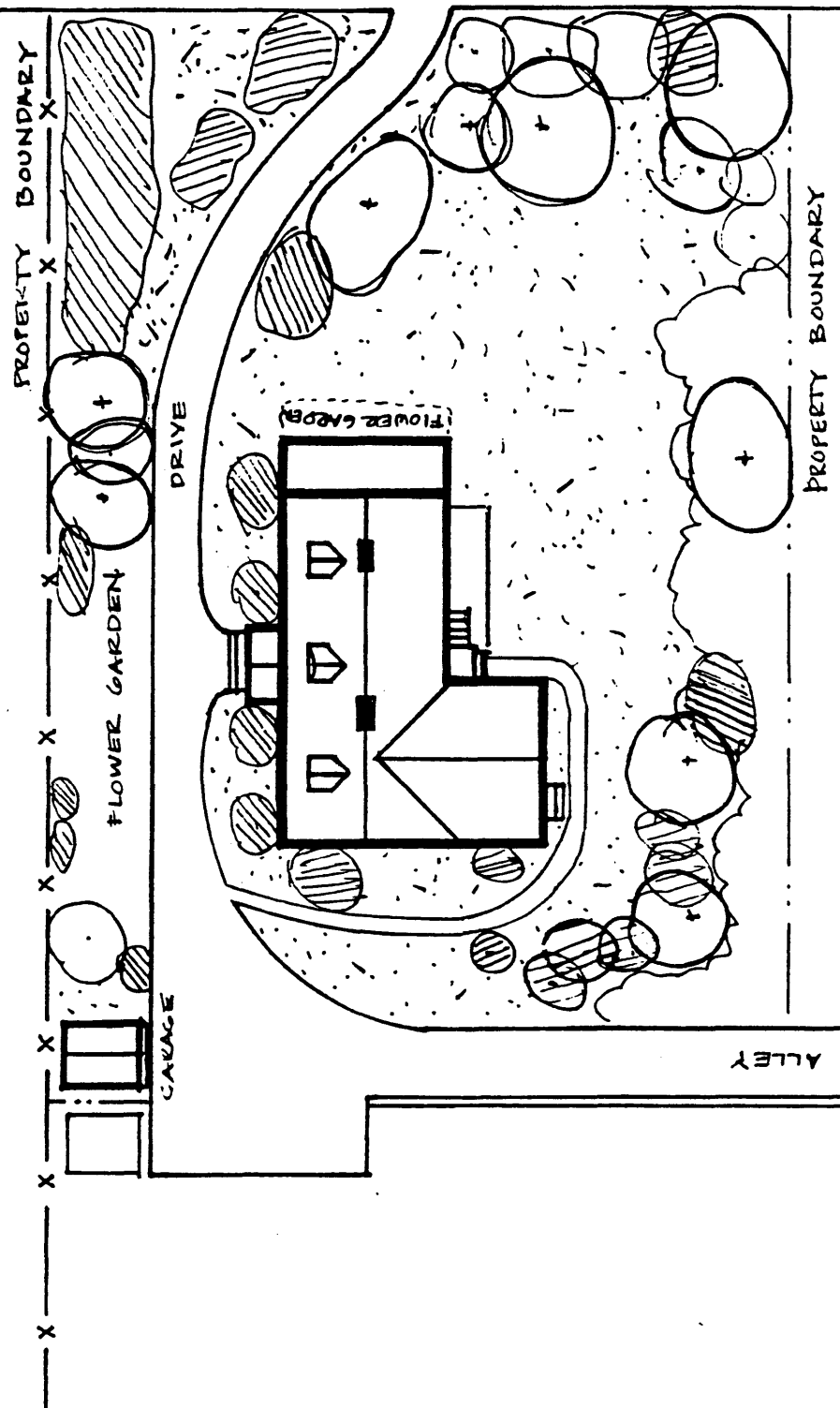
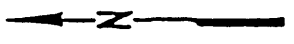
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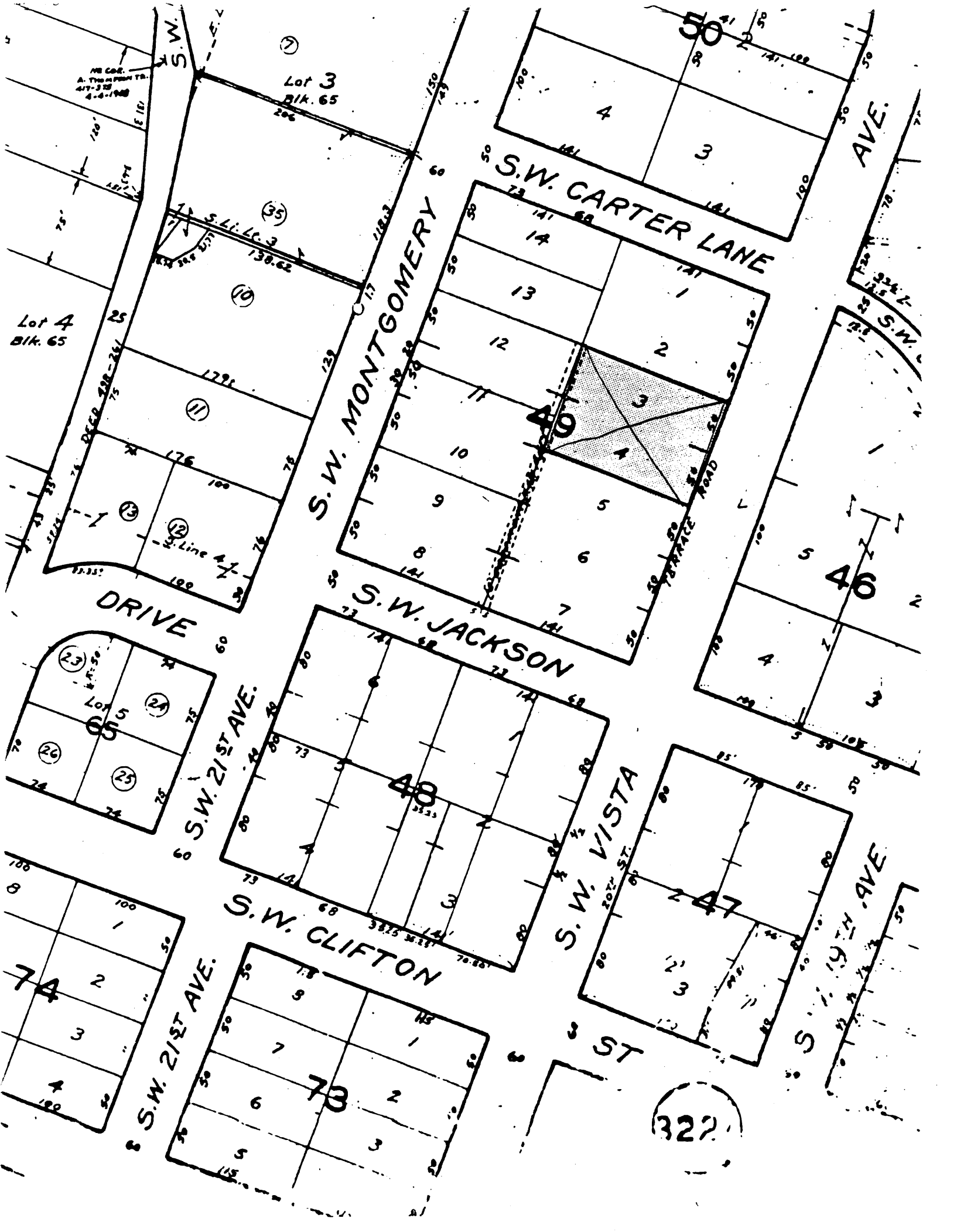
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# NICHOLS RESIDENCE



NOT TO SCALE



NO COR. A. THOMPSON TR. 4-7-32 4-6-1948

Lot 3  
Blk. 65  
296

Lot 4  
Blk. 65

S.W. MONTGOMERY

S.W. CARTER LANE

AVE.

S.W. JACKSON

DRIVE

S.W. 21ST AVE.

S.W. VISTA

S.W. CLIFTON

S.W. 21ST AVE.

S.W. 19TH AVE

ST

322

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