

United States Department of the Interior  
National Park Service

For NPS use only

National Register of Historic Places  
Inventory—Nomination Form

received SEP 18 1984  
date entered OCT 18 1984

See instructions in *How to Complete National Register Forms*  
Type all entries—complete applicable sections

1. Name

historic Williams, Sidney, House

and or common Moser House

2. Location

street & number 15003 <sup>E.</sup> Elm St. E. <sub>9</sub> not for publication

city, town Sumner vicinity of

state Washington code 053 county Pierce code 053

3. Classification

Category	Ownership	Status	Present Use
<input type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	<b>Public Acquisition</b>	<b>Accessible</b>	<input checked="" type="checkbox"/> private residence
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input type="checkbox"/> entertainment
	<input type="checkbox"/> being considered	<input checked="" type="checkbox"/> yes: unrestricted	<input type="checkbox"/> government
	n/a	<input type="checkbox"/> no	<input type="checkbox"/> industrial
			<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input type="checkbox"/> park
			<input type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input type="checkbox"/> other:

4. Owner of Property

name Robert Meeks

street & number 15003 Elm St. E.

city, town Sumner vicinity of state Washington 98390

5. Location of Legal Description

courthouse, registry of deeds, etc. Pierce County Assessor's Office

street & number 2401 S. 35th St.

city, town Tacoma state Washington 98409

6. Representation in Existing Surveys

title Washington State Inventory of Cultural Resources has this property been determined eligible?  yes  no

date 1981  federal  state  county  local

depository for survey records Office of Archaeology and Historic Preservation

city, town 111 W. 21st Ave., Olympia state Washington 98504

## 7. Description

<b>Condition</b>		<b>Check one</b>	<b>Check one</b>
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved    date _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed		

### Describe the present and original (if known) physical appearance

The Sidney Williams House is a large, simply detailed, two-story wood frame home. The house is in a good state of repair and the current owners are restoring or replacing deteriorated elements. The building is located on the northern boundary of the town of Sumner, a community situated at the confluence of the Puyallup and Stuck Rivers in north central Pierce County. To the south of the home is a residential neighborhood which combines older vernacular cottages with newer construction. The agricultural developments of the Stuck Valley begin north of the home. Approximately one eighth of a mile of open fields separates this house from the Herbert Williams House to the east. Together these two structures form a boundary between the farm lands of the Stuck Valley and the residential neighborhoods of Sumner.

The main section of the Sidney Williams House is a square two-story block which faces south toward Elm Street. An original, one-story rectangular ell is attached to the north or rear facade of this main section.

The building is elevated on wood piers and is clad with a beveled shiplap siding. The south (primary) facade is articulated by a one-story hip roof porch supported by plain posts with a simple balustrade. Behind the porch is a paneled wood and glass door and a double-hung tripartite window which illuminates the living room. The windows of the second floor above the porch are single, double-hung, one-over-one sash with simply molded lintels. Other windows on this section of the building are similarly detailed, but are paired. Rectangular and diamond-shaped, fixed windows on the east facade light the stairwell. A wide wooden belt course separates the first and second floors on the east and west facades. The truncated hip roof is covered with asphalt shingles, and its boxed cornice is ornamented with paired carved brackets with turned pendills. A large pedimented dormer is on the attic story of both the main and rear facades. The dormer is clad in fishscale shingles and has a small central window similar to the windows on the other floors. A chimney with a corbelled cap rises above the roof on the west facade. Originally an elaborate metal cresting topped this roof. Though removed, sections of the cresting have survived and the current owners plan to fabricate a reproduction.

The kitchen ell attached to the north side of the home has a bell-cast hip roof, also clad in asphalt shingles. The windows of the ell are of the same design as those on the main section of the house. A recessed "L" shaped porch with simple posts and balustrade is on the north and west facades. Opening onto this porch is a wood door with an upper window of one clear pane surrounded by smaller colored panes. Surviving original interior features of the home include: a staircase with two landings and squared, carved newels; molded baseboards, hardwood floors, paneled wooden doors including recessed sliding doors; and molded door and window surrounds with bulls-eye corner blocks. The passageway between the living and dining rooms is articulated with two squared ornamental posts.

The Sidney Williams home is very simply detailed in comparison with the Herbert Williams home. The paired brackets of the Sidney Williams House indicate a slight Italianate influence, while the fishscale shingles of the dormer and the bulls-eyes on the interior moldings reflect the Queen Anne Style. This modest use of ornamentation on a building with a simple and practical plan is typical of vernacular residences, particularly in rural areas.

Slightly north of the home is a single-story gable roof shed that is contemporary with the home. A recently constructed shed roof addition has been attached to the east side of this outbuilding, substantially impacting its integrity. Consequently, this shed no longer contributes to the historic significance of the Sidney Williams property.

# 8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400–1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500–1599	<input checked="" type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600–1699	<input type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
<input type="checkbox"/> 1700–1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input checked="" type="checkbox"/> 1800–1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input type="checkbox"/> 1900–	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

**Specific dates**                      1890                      **Builder/Architect**                      unknown

**Statement of Significance (in one paragraph)**

The Sidney Williams House is significant as the home of one of two brothers who made important contributions to the early agricultural development of the Stuck Valley. The homes of Herbert and Sidney Williams are the only remaining unaltered buildings within this area of Pierce County which illustrate the affluence which accompanied successful hop production in the 1880's and early 1890's.

Sumner and the Stuck Valley were platted into Donation Land Claims by early settlers who entered Pierce County by way of the Naches Pass Trail, an immigrant road which passed nearby. Two such pioneers were Abrael Morrison and George Hayward, who staked their claims immediately north of William Moore Kincaid's claim. Kincaid's son, John Francis, platted the town of Sumner within the Kincaid claim in 1883, the same year the Herbert and Sidney Williams' father, Frederick S. Williams, purchased the Morrison and Hayward claims. He retained ownership of the southern portion of the Morrison property and transferred the remainder of both claims to Herbert and Sidney, who became joint owners. Herbert was the manager of the brothers' hop business while Sidney oversaw the actual agricultural operations. Their hop farm became one of the largest in a county renowned for its hop production.

The Williams brothers' property also served as a kind of barrier between town development on the south and agricultural activity along the Stuck River to the north, a physical distinction which still survives to some degree today.

In the 1880's, the valley was a veritable sea of hops. Perfect climate and soil conditions helped to create one of the most productive hop growing areas in the world. This crop provided the economic stimulus for the development of this county and made local farmers almost instantly prosperous. This early hop industry was significant to the entire state as one of the most successful agricultural developments in its territorial history. Hop production created an economic boom which lasted until the early 1890's, when a plant louse infestation destroyed the crop. The wealthy farmers had palatial (at least in the eyes of Sumner residents) homes constructed on their farms. In-town plats had deed restrictions prohibiting owners from any association with alcoholic beverages, a factor which no doubt determined where the producers of a major ingredient of beer could live. Only two properties associated with this important hop industry (the Woolrey-Koehler Hop Kiln and the Meeker Mansion) have been entered on the National Register.

In 1890, both Herbert and Sidney Williams built large homes on Elm Street. The homes are only about an eighth of a mile apart, but the farmland between the two houses is now under ownership of a third party. The Sidney Williams home is spacious but simply articulated and does not exhibit the same distinguished qualities of architectural design as Herbert Williams' house. However, its boxy form and modest use of ornamental details are typical of farmhouses erected around the turn of the century.

As a result of the economic collapse following both the plant lice and the 1893 Depression, many of the farmers of the Stuck Valley lost their property or divided it into smaller holdings for sale as either farm land or as platted additions to the town of Sumner. Sidney Williams sold his house after the hop failure and moved into Sumner. His property was divided and ultimately ended up in the hands of subsequent farmers, of whom the Moser family was the most longlasting.

## 9. Major Bibliographical References

Bonney, William Pierce. History of Pierce County, Pioneer Historical Publishing Company, Chacago, 1927.

Sumner Herald. Scrapbooks of undated articles concerning the history of Sumner; also the issue of August 22, 1890, Sumner Public Library, 1116 Fryar, Sumner.

Newspaper articles (no dates) and property title (c. 1883-1891), Sumner Historical Society.

## 10. Geographical Data

Acreage of nominated property less than one

Quadrangle name Sumner

Quadrangle scale 1:24,000

### UTM References

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Zone Easting Northing

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### Verbal boundary description and justification

The house is located within the George Haywaed Donation Land claim in the northwest quarter of Section 19, Township 20 North, Range 5 East, W.M. (Parcel No. 05-20-19-2-128 and 131).

### List all states and counties for properties overlapping state or county boundaries

state	n/a	code	county	code

state	n/a	code	county	code

## 11. Form Prepared By

name/title	Caroline Gallacci, Preservation Planner	date	June 29, 1984
organization	Pierce County Planning Dept.	date	June 29, 1984
street & number	2401 S. 35th St.	telephone	(206) 591-7172
city or town	Tacoma	state	Washington 98409

## 12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national  state  local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature

title State Historic Preservation Officer date September 11, 1984

For NPS use only

I hereby certify that this property is included in the National Register

Entered in the  
National Register

date 10-18-84

Keeper of the National Register

Attest:

date

Chief of Registration

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

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Continuation sheet

Item number

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Besides the Williams brothers' homes, the other major residences located in the Stuck Valley were constructed for Captain William Dobler, the Ames family, and J.R. Dickenson. These grand homes reflected the prosperity which accompanied hop production. Sadly, this prosperity was short; but local residents remember it as the time when Sumner was considered on a par with Puyallup and Tacoma, its nearest economic rivals. The homes of the Stuck Valley hop tycoons mentioned above have all been demolished or significantly altered and only the Williams' houses have maintained their integrity. These two homes remain important and unique reminders of an agricultural heritage that was largely responsible for the growth and development of this area of Pierce County.