

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

For NPS use only

**National Register of Historic Places
Inventory—Nomination Form**

received **AUG 10 1987**

date entered **SEP 10 1987**

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

1. Name

historic Howell, John W., House Number of contributing resources: 1
and/or common Howell Hall Number of non-contributing resources: 0

2. Location

street & number 212 North Knox Street N/A not for publication
city, town Monmouth N/A vicinity of First Congressional District
state Oregon code 41 county Polk code 053

3. Classification

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

4. Owner of Property

name Clint and Sandra Boylan
street & number 450 S. 4th Street
city, town Independence N/A vicinity of state Oregon 97351

5. Location of Legal Description

courthouse, registry of deeds, etc. Deeds Registrar
street & number Polk County Courthouse
city, town Dallas state Oregon 97338

6. Representation in Existing Surveys

title Monmouth Historic Resource Inventory has this property been determined eligible? yes no
date 1986 federal state county local
depository for survey records City of Monmouth Planning Department, City Hall
city, town Monmouth state Oregon 97361

7. Description

Condition		Check one	Check one
<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		N/A

Describe the present and original (if known) physical appearance

The Howell House at 212 N. Knox was constructed in 1891 by John W. Howell, a local contractor who constructed numerous buildings in Monmouth. It is a locally distinctive example of Queen Anne/Eastlake architecture exhibiting irregular roofline, paneled frieze with decorative brackets, patterned shingles, and stylized gable end ornament. Currently undergoing restoration for use as a single-family residence, the building served as a boarding house for students at nearby Oregon Normal School (now Western Oregon State College) from 1981 to 1984. The house is in good condition. The significant alterations are historic and include the replacement of the original Eastlake style porch with a wrap-around Craftsman-style veranda and a two-story addition on the west (rear) elevation with a smaller one-story wing on the north elevation. The porch and additions were constructed about 1920.

SITE

The Howell House faces east from the northwest corner of the intersection of Knox and Jackson Streets. It occupies essentially the south one-half of Lot 5, Block 1, in Original Monmouth Addition, Monmouth, Oregon. One block north of Main Street, the building holds a prominent position in a residential neighborhood composed primarily of post World War II apartment units and single-family homes. Adjacent to the house on the west is a small apartment house (c. 1971); across Jackson Street to the southeast is an early 20th century apartment complex which has been modernized; immediately south is a small 1940s era residence; and, across Knox Street to the east is the Monmouth Public Library, constructed in 1969. The area between subject house and the north property line has been paved for off-street parking. A large privet-like hedge borders the yard on the south and east. Two large maple trees grace the parking strip on the east elevation and a large walnut tree shelters the house on the south side. The trees are mature in an historic photograph of about 1900.

EXTERIOR

Asymmetrical in plan, the two and one-half story wood frame house has a brick foundation. There is no basement. The truncated hip roof, covered with composition shingles, has projecting gables on the south and east elevations. Three of the five original brick chimneys remain although their original corbeled caps have been partially removed. The house is sheathed in eight-inch drop siding with beveled edge. There are cornerboards as well as wide frieze board with brackets. The upper gable ends are covered with "fancy butt" shingles. Fenestration consists primarily of one-over-one, double-hung sash, some of which are in pairs. Most have architrave molding except for the second floor windows, which abut the frieze overhead. Single, round-headed windows are found in the upper gable ends. Doors are paneled and glazed; the front door has a border of flashglass in the light as well as transom.

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Section number 7 Page 2

The two-story projecting gable on the south elevation is particularly distinctive. Here, decorative elements are combined in a simple manner giving the otherwise restrained house a more fanciful air. The upper gable end, with its decorative scallop trim, pendant, and variegated shingles is balanced below by the bracketed pent roof - also with decorative shingles - which flares out above the first floor windows. Above the second story windows the frieze is broken into panels by boards extending up from the window frames - characteristic of Stick Style detailing.

ALTERATIONS, ADDITIONS

The existing porch, added c. 1920, wraps around the northeast corner of the house abutting in the one-story addition on the north and the projecting gable on the east. The simple, square porch posts support a hip roof and rest on a solid balustrade sheathed in drop siding. The original porch was a small structure extending half-way across the facade (please see historic photograph). The shingle-covered, flared roof - similar to that which exists on the south gable - was supported by delicate turned posts with spindlework "frieze".

Additions to the rear of the house, constructed at the same time as the existing porch, consist of a large, two-story, hip roofed volume with a smaller, one-story gabled wing. The roof is covered with composition shingles, walls are sheathed with drop siding. Fenestration is varied throughout and includes some small fixed pane as well as sliding glass windows. Neither the porch nor the addition has a foundation. Settlement has occurred in the addition severely affecting its structural integrity. A small gabled dormer was added on the north slope of the roof, probably contemporary with the above additions.

Restoration plans for the exterior of the Howell House include removing the addition on the west and north elevations. As much as 95% of the original west elevation - including walls, windows, and foundation - will remain intact after the addition has been removed. The gabled wall dormer will also be removed. The existing porch will be replaced with a replica of the original as shown in an historic (c. 1900) photograph. The composition roof will be replaced with cedar shingles. In addition, a portion of the paved parking area adjacent to the house on the north will be removed and replaced with landscaping. A 25' x 35' garage will be built on the remaining paved area. Every effort will be made to maintain compatibility in scale, materials, etc., with subject house.

INTERIOR

The floor plan of the Howell House utilizes a narrow central hallway, in an axial relationship between the entry door and the staircase, to access rooms to either side. This organization is repeated on the second and third floors. A portion of the encircling porch has been enclosed to enlarge the first floor bedroom, date unknown.

United States Department of the Interior
National Park Service

**National Register of Historic Places
Continuation Sheet**

Section number 7 Page 3

The existing dining room will be returned to its original use as a kitchen. The existing kitchen, located in the c. 1920 addition, will be removed during restoration. Additional interior changes include adding a small bathroom in the bedroom on the northwest corner of the 2nd floor, as well as adding a half-bath on the 3rd floor. These are the only major structural changes anticipated.

Interior walls consist of rough sawn boards, covered with cheese cloth over which wall-paper has been applied. Portions of walls in the first floor dining room, bedroom and bath have been sheet rocked, and vertical wood paneling was applied over parts of the living room wall.

Almost all interior finishes and woodwork remain intact and have been well preserved. Doors, almost all of which are original, are the rectangular, four-panel type common to the period. Window and door trim is simply but elegantly fluted with small bulls-eye motifs in the corners. Floors consist of 3-inch board throughout. Of particular note is the fine balustrade with its delicately turned spindles still sporting their original finish. The ceiling above the stair well is richly detailed with diagonal boards alternating in shades of light and dark.

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 type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input checked="" 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 checked="" 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 1891-1924 **Builder/Architect** John W. Howell (builder)

Statement of Significance (in one paragraph)

The commodious, two and one-half story frame house at the corner of Knox and Jackson Streets in Monmouth, Oregon is among the outstanding examples of Queen Anne/Eastlake architecture, locally. It was built by Monmouth carpenter-builder John W. Howell for his family's use in 1891. From the outset, it was operated as a boarding house for students of the Christian denominational school which evolved as Oregon Normal School and eventually became Western Oregon State College.

The Howell House is significant under National Register Criterion C as the best-preserved and oldest surviving building historically associated with student housing at Western Oregon State College, and as one of the two finest examples of Queen Anne/Eastlake architecture in Monmouth.

The town's other building of comparable style and quality is the smaller-scale Graves-Fisher-Strong House (1892), earlier listed in the National Register. Both houses were built by John Howell. Howell (1850-1924) was a scion of the family which settled Howell Prairie west of Silverton. Howell's wife continued to operate the boarding house after his death in 1924 and she, in turn, was succeeded in the enterprise by Howell's daughter, who carried on until as late as 1962. Because of the building's close association with its builder (it was commonly known as Howell Hall, or Howell's Hall from the period of the First World War onward), the historic period of significance is considered to extend through John Howell's lifetime, at least. Notwithstanding the fact that the house was privately maintained, the school's boarders at "Howell Hall" were routinely pictured in the yearbook, *The Norm*, as a living group of equal status with residents of official Normal School dormitories. There were other private boarding houses in operation in Monmouth from time to time, but none of those surviving had a longer association with the Normal School than Howell Hall.

In the 1920s, the house was substantially enlarged for the Howells' boarders by a two-story addition to the west end, and the original Eastlake-style front porch was replaced by a ponderous, wrap-around Craftsman style veranda with square columns in entasis at the same time. Plans are under consideration to remove the later addition and replace the veranda with a replica of the original porch, for which adequate photo-documentation is available. The original shiplap-sided volume, with its steep hipped roof and intersecting gables, displays the distinguishing characteristics of Eastlake architectural ornament, namely imbricated shingles with fancy butts in gable ends, jigsaw brackets, sectioned frieze paneling, and stylized vergeboard decoration.

9. Major Bibliographical References

See continuation sheet

10. Geographical Data

Acreeage of nominated property less than one

Quadrangle name Monmouth, Oregon

Quadrangle scale 1:24000

UTM References

A

1	0	4	8	1	5	8	0	4	9	6	6	0	8	0
Zone	Easting				Northing									

B

Zone	Easting				Northing									

C

Zone	Easting				Northing									

D

Zone	Easting				Northing									

E

Zone	Easting				Northing									

F

Zone	Easting				Northing									

G

Zone	Easting				Northing									

H

Zone	Easting				Northing									

Verbal boundary description and justification The nominated property is comprised of Tax Lot 8303 in the NW $\frac{1}{4}$ Section 30, Township 8S, Range 4W, Willamette Meridian, in the city of Monmouth, Polk County, Oregon. It is more particularly described as follows.
(continued)

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 Betty Lou Newberg and Julie M. Koler

organization Koler/Morrison Consultants

date December 19, 1986

street & number 887 Monmouth Street

telephone (503) 838-3280

city or town Independence

state Oregon 97351

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 Deputy State Historic Preservation Officer

date July 29, 1987

For NPS use only

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

Entered in the
National Register

date 9-10-87

Keeper of the National Register

Attest:

date

Chief of Registration

United States Department of the Interior
National Park ServiceNational Register of Historic Places
Continuation SheetSection number 8 Page 2

HISTORIC SIGNIFICANCE

The town of Monmouth, Oregon is a bustling college town of 5,510 people. It took root well over 100 years ago when, in 1850, a group of people set off on the long difficult journey across the plains to Oregon. Their purpose - "to establish an institution where men and women alike might be schooled in the fundamental principles of religion."¹ These emigrants were true to their goal and soon after their arrival donated 460 acres on which to build a town and college under the auspices of the Christian Church. A townsite named Monmouth was platted in 1856 and money from the sale of lots was used to build the college. Originally called Monmouth College, the name changed several times - now it is called Western Oregon State College. Since its inception in 1856, the school has been a focal point for this small mid-Willamette Valley town.

Today there are 32 buildings on campus which cater to approximately 3,343 students. Of these buildings only one was built prior to 1900, Campbell Hall, which was constructed in three phases beginning in 1871. This large Gothic Revival Style building originally served as the administration building; however, it is believed that at one time there were living compartments on the 3rd floor. Five of the 32 buildings are currently in use as dormitories for students - all were built between 1955 and 1970. Five buildings, originally constructed for student housing, are now in use as either offices or classrooms. These include: Arbuthnot Hall (1961); Arnold Arms (c.1925) purchased by the college in 1946; West House (c.1924) purchased by the college in 1928; Todd Hall (1912/1927) now in use as classrooms; and The Cottage (1917) currently used as offices. With the exception of Todd Hall, a large 3-story Jacobethan Style brick building, all the others have been significantly altered.

In addition to the above mentioned facilities located on campus, numerous private residences throughout town took in student boarders. Of those privately owned buildings

¹The Centennial Story of Monmouth, Oregon 1856-1956, p. 4.

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Section number 8 Page 3

which took in boarders over an extended period of time only three remain: The Demings House (1893); East House (c.1920); and subject house (1891). The Demings House, at 110 College Street, is now in use as a private residence. It has been significantly altered and no longer resembles an 1890's house. The East House at 159 N. Monmouth, is currently in use as student housing; however, numerous additions and alterations over the years have destroyed its physical integrity.

The Howell House, oldest and best preserved of all, is a building rich in memories for the many students who lived there during its 96 year history as a boarding house. Original owner and builder of the house, John W. Howell was renowned as a cabinet maker and building contractor. He reportedly constructed many of Monmouth's substantial older homes including the Graves-Fisher-Strong House (c.1892) at 391 E. Jackson. It is the only residential building in town currently listed in the National Register of Historic Places.

Howell came to Monmouth from the Silverton area - Howell Prairie - where his family homesteaded in 1843. Born in 1850, he died in Monmouth in 1924 at the age of 74. It is not known when he came to Monmouth; however, he was there by 1891 the year subject house was constructed. Married in approximately 1870 to Sarah A. White, the couple had three children: Daniel B.; Susie M.; and Beatrice M.

During the time subject house was being built the Howells were living in "West House" on the southwest corner of Monmouth and Jackson Streets. It is not known whether Howell's took in student boarders at this location; (the house no longer exists) however, a 1956 article in the student newspaper "Lamron" indicates Howell's mother living at 110 N. College (Demings House) was taking in boarders at this time.

The Howells moved into subject house upon its completion in 1891 and subsequently began boarding students - approximately 14 boys. Mrs. Howell operated the house until 1942 (a year prior to her death) when she turned it over to her daughter Susie M. Howell Stanton. Susie ran the house until her death in 1962, at which time it was sold to Norman S. and Nada Runkle. Over the next 24 years the house changed ownership several times. It nonetheless continued as a boarding house until December of 1984 when it was vacated for interior renovation.

ARCHITECTURAL SIGNIFICANCE

There is only one residence in the city of Monmouth which is comparable in age and type to the John Howell House. This is the Graves-Fisher-Strong House at 391 E. Jackson Street. Currently listed in the National Register of Historic Places, this 2-story building is somewhat smaller than the Howell House. The c.1892 Strong House is believed to have been constructed by Howell who was one of the most skilled builders in Monmouth at this time.

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

National Register of Historic Places Continuation Sheet

Section number 8 Page 4

The two houses differ primarily in the amount and type of decorative elements. The Strong House has a profusion of stylistic features characteristic of the Eastlake-Stick style including applied boards, decorative wood cutouts and gable end sunbursts. The Howell House is more restrained in its ornament with just a hint of Stick Style detailing at the 2nd floor windows and frieze. The gable end ornament is also more restrained with simple scallop trim and pendant. It remains, however, one of only two surviving residences of this age and type in the city of Monmouth: a city which has seen the destruction of many of its prominent older homes to make way for multi-family housing. The Howell House is all the more remarkable for having retained a high degree of physical integrity - despite the wear and tear associated with the passage of approximately 900 students through its portals.

United States Department of the Interior
National Park Service

**National Register of Historic Places
Continuation Sheet**

Section number 9 Page 1

"The Centennial Story of Monmouth, Oregon 1856-1956," Pamphlet. Monmouth; Johnson-Siewert Printers, 1956.

Farnstrom's Mortuary Records. Independence, Oregon.

Howell House. Historic Photograph, c.1900. Private Collection of Dennis Eberly.

Howell House. Historic Postcard, c. 1900. Private Collection of Iris Powell.

Howell, John W. Fir Crest Cemetery Headstone.

The Lamron (OCE student newspaper). February 18, 1956.

The Monmouth Herald, August 2, 1918.

Sanborn Insurance Map. 1928.

Stebbins, Ellis. The OCE Story. Monmouth; Oregon College of Education, 1973.

Ticor Title Company Records, Dallas, Oregon.

Unrecorded Interviews by Betty Lou Newberg, Monmouth, Oregon. November and December, 1986: Glenn Brostrom; Laura Burbank; Dean Craven, Dennis Eberly, Maury Farnstrom; Clarence Grund; Pearl Heath; Fred Hill; Rosalie Kester; Mary Ann Lammerling; Don Martin; Iris Powell; Illa Price; Ellis Stebbins; Virginia Wolgast.

Unrecorded Interviews by Betty Lou Newberg, Monmouth, Oregon. April through December, 1986: Clint Boylan and Sandra Boylan.

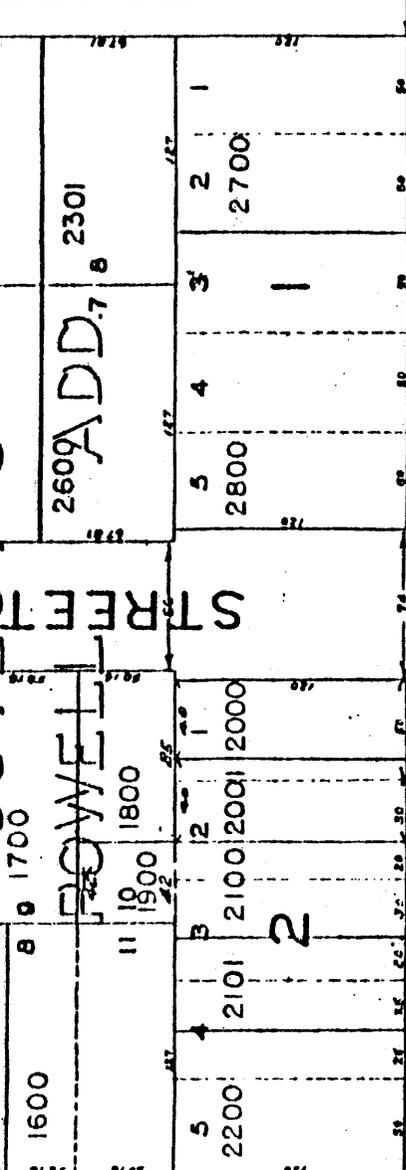
**United States Department of the Interior
National Park Service**

National Register of Historic Places Continuation Sheet

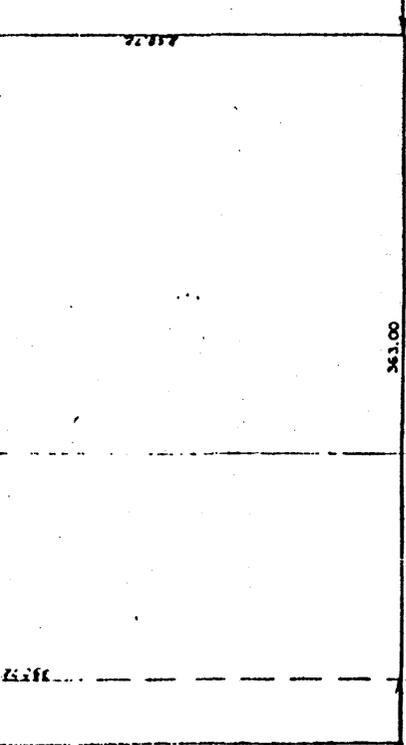
Section number 10 Page 1

Beginning at the Southeast corner of Block One (1), in the Town of Monmouth, Polk County, Oregon, as shown by the plat of the survey of said Town of record in the office of the Clerk of said County; thence North 97.5; thence West 82.5 feet; thence South 97.5 feet; thence East 82.5 feet to the place of beginning, being the East One-Half (E 1/2) of the South 97.5 feet of Lots Five (5) and Six (6) in said Block One (1).

STREET



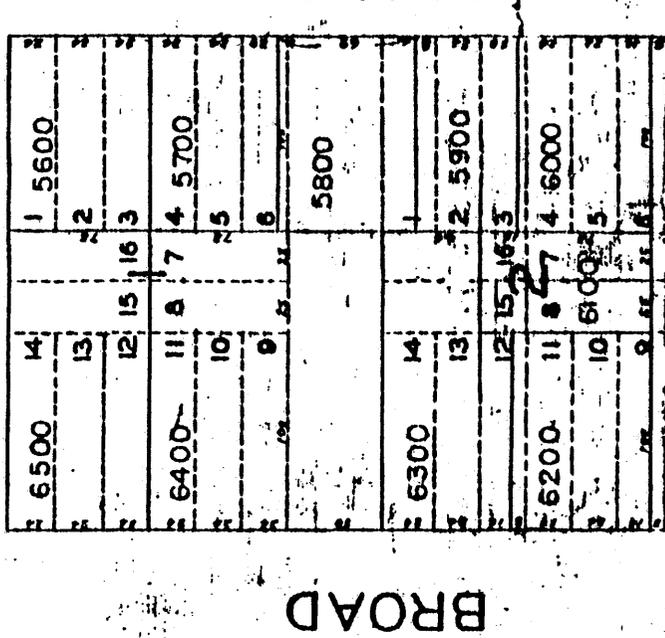
STREET



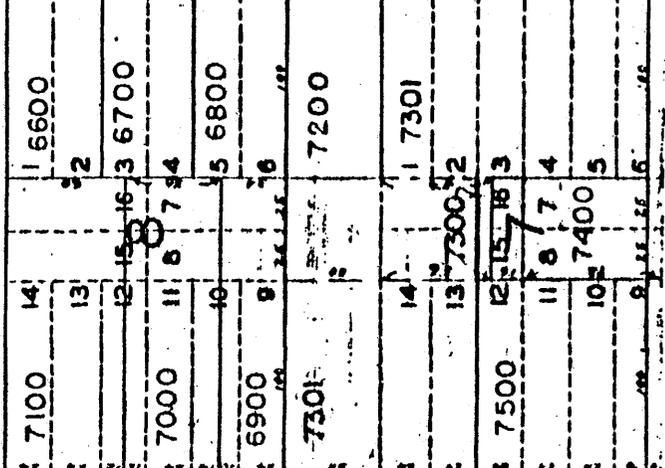
POWELL 13-1

WARREN

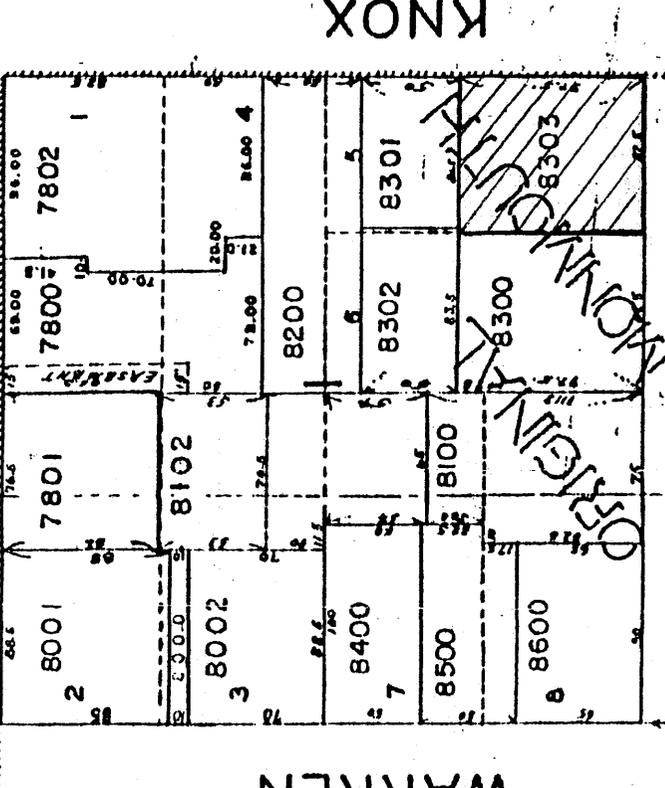
ECOLS



BROAD



KNOX



JACKSON

RE-PLAN

LOT 4

SEE MAP B-14-308C