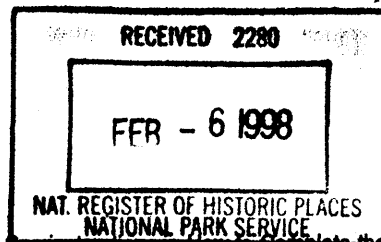


United States Department of the Interior
National Park Service



202

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 How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "X" in the appropriate box or by entering the information requested. 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 entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name: Paterson, Thomas M. and Alla M., House

other names/site number: Paterson-Giles House

2. Location

street & number 7807 N. Denver Avenue not for publication N/A

city or town Portland vicinity N/A

state Oregon code OR county Multnomah code 051 zip code 97217

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, 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. I recommend that this property be considered significant nationally statewide locally. (See continuation sheet for additional comments.)

Jane Hannah January 16, 1998
Signature of certifying official Deputy SHPO Date
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 for additional comments.)

Signature of commenting or other official Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that this property is:

- entered in the National Register See continuation sheet.
- 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 [Signature] Date of Action 3/5/98

5. Classification

Ownership of Property

(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

Category of Property

(Check only one box)

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

Number of Resources within Property

Contributing	Noncontributing	
1		buildings
		sites
		structures
		objects
		Total

Name of related multiple property listing

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

N/A

Number of contributing resources previously listed in the National Register

N/A

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)

LATE 19TH AND EARLY 20TH CENTURY AMERICAN
MOVEMENTS: Bungalow/Craftsman

Materials

(Enter categories from instructions)

foundation concrete
walls concrete
~~wood~~ shingle
roof asphalt
other concrete

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property
(Enter categories from instructions)
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 a grave.

D a cemetery.

E a reconstructed building, object, or structure.

F a commemorative property.

G less than 50 years of age or achieved significance within the past 50 years.

Areas of Significance

INDUSTRY

URBAN DEVELOPMENT

ARCHITECTURE

Period of Significance

1909

Significant Dates

1909

Significant Person

(Complete if Criterion B is marked above)

N/A

Cultural Affiliation

N/A

Architect/Builder

Dyer & Company

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

9. Major Bibliographic References

Bibliography (Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

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

Primary Location of Additional Data

State Historic Preservation Office

Other State agency

Federal agency

Local government

University

Other

Name of repository:

University of Oregon: City of Portland

10. Geographical Data

Acreege of Property Less than one acre (0.12 acres; 50 x 105 feet)

UTM References

(Place additional UTM references on a continuation sheet)

Portland, Oregon - Washington 1:24000

	Zone Easting	Northing
1	<u>10 524520</u>	<u>5047620</u>
2	___	___

	Zone Easting	Northing
3	___	___
4	___	___
___	See continuation sheet.	

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form prepared By

name/title Liza Mickle

organization City of Portland Bureau of Planning

date 07/17/97

street & number 1120 SW 5th Avenue, Rm. 1002

telephone (503) 823-7700

city or town Portland

state OR

zip code 97204-1966

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

A **USGS map** (7.5 or 15 minute series) indicating the property's location.

A **sketch map** for historic districts and properties having large acreage or numerous resources.

Photographs

Representative **black and white photographs** of the property.

Additional items

(Check with the SHPO or FPO for any additional items)

Property Owner

(Complete this item at the request of the SHPO or FPO.)

name Renate Peterson & Margarete P. Cofeen

street & number 7807 N. Denver Avenue

telephone (503) 285-6249

city or town Portland

state OR

zip code 97217

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. 470 et seq.). **Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including the 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 Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.

United States Department of the Interior
National Park Service

**National Register of Historic Places
Continuation Sheet**

Section number 3 Page 1

PATERSON, THOMAS M. AND ALLA, HOUSE (1909)

7807 N Denver Avenue
Portland, Multnomah County, Oregon

COMMENTS OF THE STATE HISTORIC PRESERVATION OFFICE

The one-and-a-half-story Craftsman bungalow originally occupied by local banker Thomas M. Paterson and his wife Alla in the Portland suburb of Kenton in North Portland was built in 1909 as a company-sponsored executive house by a subsidiary of the Swift Meat Packing Company, which developed a large industrial area adjacent to rail facilities on Columbia Slough.

The house stands at the northwest corner of the intersection of North Denver and Terry Street. The end-gabled rectilinear volume measuring 32 x 50 feet in ground plan is oriented east to west with the facade facing east onto Denver Avenue.

The house has a subordinate offset gable on the facade to shelter the front porch and a projecting cross-gable section centered on the south elevation that contains the dining room. The house displays all the characteristic elements of bungalow architecture as promulgated by *Craftsman Magazine*, in the early years of the 20th century, including broadly overhanging eaves on brackets and rafter tails, barge boards, and shingle-clad gable ends. But the distinguishing characteristic is an exterior of quarry-faced hollow concrete block. The house meets Criterion C as a well preserved example of bungalow architecture using the particular tectonics of cast block within the Kenton neighborhood. Porch columns and solid railings are constructed of the same material, and cast stone is used for such trim work as window sills and lintels, porch top rail coping, and water table belt course. Cast stone masonry was used also for an outside chimney venting a fireplace in the south wall of the livingroom and for a kitchen stove flue in the rear of the house. Windows, typically, are one-over-one double-hung sash arranged singly or in pairs. Fixed-light picture windows in the ground story facade are embellished with diagonal-quarrel top lights.

The interior is conventional in layout for a story-and-a-half bungalow. Access from the front porch is directly into the livingroom, rather than a stairhall. The living room, in turn, opens through a wide, straight portiere arch into the dining room with its south bay. The principal spaces are balanced on the north side by a small bedroom and den. At the back of the house is a kitchen with side porch, a stair hall, and small bedroom and bath.

**United States Department of the Interior
National Park Service****National Register of Historic Places
Continuation Sheet**Section number 3 Page 2

Interior finish work is standard good quality, dark-stained millwork of the day, and wall finish above livingroom and diningroom wainscoting is lath and plaster. Following a Craftsman convention, the livingroom fireplace surround of rock-cut brick centered on the south wall is flanked by glass-fronted cabinets to the height of the mantel, and above the cabinets, on either side of the chimneypiece, are windows. Window and door frames have classical architrave framements, and ceilings in living and dining rooms have boxed beams. Original hardware and lighting fixtures are in place.

The property originally associated with the house was made up of three 25 x 105-foot lots. The westernmost lot was perpendicular to a pair of longitudinal lots. When the back lot was sold off in 1962, the garage which had been moved to the lot in the 1920s was displaced by a new house. The nominated area is confined to the two front lots of the historic holding. Alterations are generally minor and include replacement of the back porch railing and steps in the 1970s, reroofing with composition shingles, kitchen and bathroom remodels, and placement of acoustical tile over ceiling plaster in the diningroom.

Kenton is noted for its concentration of hollow concrete block buildings, including a number of houses, the Kenton Hotel, a bank, apartment house, and retail buildings. The concrete block is believed to have been manufactured locally by Benecke and Hauser, or perhaps an independent supplier named John Gagan who operated in Kenton briefly at the outset. The Paterson House is located in the Kenton Historic Design Zone and is identified as a landmark property in the City's Historic Resource Inventory update of 1993-1994.

Under Criterion A, the house is significant as a prominent example of the bungalow building type in a planned development. After Swift Meat Packing Company acquired the local Union Meat Company, Kenwood Land Company was formed in 1908 to acquire land along Columbia Slough on which to develop a new meat packing plant and stock yards adjacent to the Union Pacific Railroad's main line along the Columbia River. The scope of the acquisition was some 3,000 acres and embraced the packing plant opened in 1909, Portland Union Stockyards, and the Columbia Wool Basin Warehouse. Kenton was platted as a model community for executives and workers south of the plant, and by 1911 these and other complementary facilities caused Portland to be regarded the leading livestock market in the region. The community of Kenton was made viable by the simultaneous platting and development of street car transportation by the Kenton Traction Company, which leased equipment from the Portland Railway Light and Power Company. The street car tracks were laid along Denver Avenue, which was the main thoroughfare between the plant and community. Another subsidiary of the Swift Meat Packing

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

**National Register of Historic Places
Continuation Sheet**

Section number 3 Page 3

Company was Kenwood Construction Company, which was organized to construct houses for company employees. Executive houses generally stood along Denver Avenue or to the east of the thoroughfare, and the worker housing was to the west. Kenwood Construction is known to have engaged Dyer and Company to construct the Paterson House, a residence for Dr. Killingsworth and the Kenton Hotel in the first year of upbuilding. The Kenton Hotel was listed in the National Register in 1990.

Thomas W. Paterson was a banker who purchased the house from the contracting company and was its occupant for ten years. The subsequent owner was Frank Giles, a cattle dealer whose family occupied the house from 1920 to 1967, at which time the title passed to the current owner, Renate Peterson. It is known on the basis of Sanborn fire insurance rating maps, presumably, that by 1924 more than 30 buildings of concrete block had been erected in Kenton. Most of the three dozen masonry buildings, like the Paterson-Giles House, remain standing. While the Paterson-Giles House is neither the largest nor the most elaborate on "executive row," it satisfactorily combines qualities of the well-crafted executive type with the popular and economical bungalow form.

United States Department of the Interior
National Park Service

National Register of Historic Places

Continuation Sheet

Section number 7 Page 1

Summary

The 1909 Paterson-Giles House is a one and one-half story, Craftsman style bungalow in Portland's Kenton neighborhood. It is front-gabled and rectangular in plan, with structural units constructed of rock-faced, hollow concrete block and trim work of cast stone. The gabled roof, offset gabled entrance porch and cross gable on the south elevation feature wide eaves. The gables are shingled. The 1,574 square foot interior of the house reflects the Craftsman style, with beamed ceilings, oak woodwork and built-in cabinetry. The Paterson-Giles House is one of several concrete block buildings in Kenton, which was developed by the Swift Meat Packing Company beginning in 1909. It fronts east along Denver Avenue, the main commercial street of early Kenton, occupying a level 5,200 square foot corner lot. A driveway located at the southwest corner of the lot provides access from N. Terry Street to the side entrance of the house. Division of the property by 1962 resulted in the loss of one-third of the original lot, including an auto garage in the northwest corner. The property is in very good condition and retains its original stylistic features and materials. Its style, type of construction, and association with the Swift Company are significant to the character of the neighborhood and city.

Exterior Description

The Paterson-Giles House, a one and one-half story bungalow, has a footprint of 1,574 square feet, a concrete foundation and a full basement. It has a double-gable profile on two street-facing facades; the three-bay facade at the front or east elevation has a porch with a gable roof extending two bays, and on the south elevation a box-bay with a gable roof forms the secondary gable.

A defining feature of this house is the rock-faced hollow concrete block used for the walls, chimneys, porch columns and solid porch railings. The trim work -- window sills and lintels, water table course and top rail coping -- are constructed of cast stone.

The low-pitched gable roof, gabled entrance porch, cross gable, and box-bay roof feature wide eaves, pointed verge boards and wood brackets that imitate projecting beam ends. The gable shingles are evenly coursed in a square-butt pattern, with a single sawtooth course at the base. There is also a raked course of shingles below the verges. At the wall juncture, the gables flair slightly. Other decorative woodwork features include exposed rafter tails at the eaves and lookouts at the verges. Original cedar gutters are still operative on the north and west elevations. The roof is hipped over the rear portion of the house. The roofing material is at present composition shingle.

United States Department of the Interior
National Park Service

National Register of Historic Places

Continuation Sheet

Section number 7 Page 2

The gabled entrance porch is offset, spanning approximately two-thirds of the width of the house. It features three substantial rock-faced concrete block piers resting on pedestals. Pedestals and piers both have cast stone caps. The low, closed concrete block porch parapet is capped by parallel coping, also cast stone. The porch floor is tongue-and-groove wood. Concrete steps to the sidewalk are flanked by a stepped, concrete block knee wall on both sides that aligns with the entry door. A second, cutaway porch, located at the southeast corner of the house, affords sheltered access to the kitchen. This porch is supported by square constructed posts and has open wood railings with square balusters and wooden steps. Both porches have tongue-in-groove ceilings and floors.

As is characteristic of the Craftsman style, windows vary in size and type. Most windows are set in deep reveals in the concrete block walls. In keeping with the tenets of the Craftsman bungalow, large windows both illuminate the interior and serve to integrate the interior and exterior spaces. The living room window is tripartite, with a wide, single-light sash at center flanked by two narrower, one-over-one, double-hung sash windows. Each sash has a decorative header or transom of diamond quarrel lights divided by wood "comes" in imitation of leaded glass. The side windows are operable. Typical windows used for the bedrooms, kitchen and bath are one-over-one, double-hung, sash, with lambs tongue detail. At the bedrooms and dining room the windows are paired. Single-pane casement windows flank the living room fireplace. At the center of the gables there are single-pane awning windows. Plain lintels and lug sills of smooth cast stone frame the exteriors of the larger windows.

The exterior doors are located at the front porch and rear porch entrances. The wood-frame front door has a single panel of beveled glass. The rear porch has a half-glass door with one light over three cross panels, and it is capped by a smooth, cast stone lintel. A third utility door, located below ground at the east elevation, provides access to the full basement. Like the interior doors, the basement door has five cross panels, with plain casing and plain cap trim.

There are two chimneys. At the south elevation, a broad end-wall chimney of rock-face concrete block is stepped as it rises upward, indicating the configuration of the fireplace in the living room. The chimney stack, capped with cast stone, penetrates the sloping overhang of the gable roof. At the east elevation, a narrower chimney of similar construction faces the hip of the roof and indicates the original interior location of a kitchen stove.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 3

Interior Description

The Paterson-Giles House has seven rooms: living room, dining room, two bedrooms, den, kitchen and bath. Entry to the house is through the deep, sheltered front porch and glass front door into one side of the living room. The placement of the rooms conforms to one of the typical bungalow configurations, with a zoned floor plan. The interior space is organized into parallel rows of rooms: living room, dining room and kitchen are on one side; the den, two bedrooms, and a single bath are arranged sequentially on the other side, with a short hallway in between the two areas. The primary rooms -- living room and dining room -- lead to the kitchen. Half of the living room is open to the dining room via a cased opening. The den is a front-facing room that is accessible from a doorway to the immediate right of the living room.

Specific interior elements of note in the living room and dining room include wood-strip fir floors, fir wainscoting, and integrated, glass-paneled storage units. The living room has plaster ceilings with boxed beams in a grid pattern and molding at the ceiling that imitates the box beams. The fir wainscoting in the living room is three feet high, with panel strip detail and a modest, narrow plate rail. The fireplace, almost six and one-half feet wide, is flanked by integrated, beveled-glass paneled bookcases. Constructed of hard-fired brick that has a rock-face finish, the fireplace complements the texture of the building's exterior. The face of the fireplace is corbelled to meet the mantel shelf, which serves as an extension of the bookcases. In the dining room, the fir wainscoting reaches over five and one-half feet in height and includes a bracketed plate rail. The dado of the wainscot is actually flush, but appears to be a panel strip style due to the narrow inset boards. The dining room features integrated, leaded and beveled glass cabinetry; these cases flank a bay window seat. Interior doors are primarily of the five cross-panel type, with plain casing and a parting bead below the cap trim. Cap trim is also characteristic on the interior frames of the windows. The hardware on all the doors are similar -- plain brass with smooth, rounded brass knobs.

The interior fittings, woodwork, finishes and walls appear to be original and intact. The plaster ceiling in the living room is original. An alteration was made to the dining room ceiling prior to the current owner's occupancy, resulting in a tiled panel treatment that is not historic. In the living room and den the four light, Mission-style electrical fixtures with squared stem, arms and shades are still in good working order. All original heat registers are operational.

United States Department of the Interior
National Park Service

National Register of Historic Places

Continuation Sheet

Section number 7 Page 4

Alterations/Rehabilitation Plans

The Paterson-Giles House, solidly constructed in 1909, has been occupied by only three owners during the past 88 years. None of these owners made alterations of substance to the exterior or to the primary living areas. On the exterior, the back porch railing and steps were replaced in the 1970s. The shingles and window trim have also been painted, and the composition roof, originally shingled, was replaced several years ago. On the interior, the dining room was altered with the addition of acoustical ceiling tiles over the original plaster surface. This occurred at an unknown date. The kitchen and bath were remodeled during the current owner's occupancy. The original heating system, a sawdust furnace in the basement, was replaced in recent years with a gas furnace.

The most substantial alteration to the Paterson-Giles House was a change in the setting. The property originally comprised three 25 foot lots and included a garage moved from 1612 Denver Avenue in 1922. By 1962 one lot had been sold; in place of the garage, on the north side of the property, there is a contemporary house. The original landscaping is not known, and the current landscaping is not historic in character. There are two large conifers at the front or east side, both planted in the 1960s, and two conifers at the south side. No other plantings contribute materially to the significance or character of the building.

The Paterson-Giles House remains in very good condition both inside and out, and it retains high integrity. It is compatible with the dominant character of the area, representing an early type and style of construction in the Kenton Historic Design Zone.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 1

Summary

The Paterson-Giles House, built in 1909, is typical of bungalow architecture in the Kenton neighborhood of Albina and exemplifies the use of locally produced concrete block as a building material. It is contextually related to the planned development of Kenton as a model community and to the establishment of the area as a major manufacturing center, both of which were instigated by Swift and Company following its acquisition of the Union Meat Company in 1906. The house meets National Register Criterion A in the areas of industry and urban development. It is also eligible under Criterion C in the area of architecture, as an early example of hollow concrete block and cast stone construction by a subsidiary of the Swift Company. Located at the commercial center of the Kenton district, it is a well preserved example of the "Executive Row" houses built during the residential development boom that accompanied the opening of the Swift plant.

Background

The area that is now Kenton was located outside the boundaries of the original City of Albina, which was incorporated in 1887. When the City of Albina was consolidated with Portland and East Portland in 1891, Albina was permitted to annex territory that was nine times larger than its original incorporation. The Kenton area was included in that transaction. Kenton is now one of seven historically rich neighborhoods within Portland's *Albina Community Plan* area.

Kenton was actively developed as a residential neighborhood following many land transactions in the 1890s. The Kenton plat was sold by the Multnomah County Sheriff to cover debts; J. C. Ainsworth purchased the land in 1897 for \$15,000, and development began to occur approximately ten years later.¹ The first plat map was recorded in 1908.

The Swift Meat Packing Company played a major role in land development following its acquisition of the Union Meat Company in 1906. Two years later, the Swift Company formed the Kenwood Land Company, which purchased 3,400 acres of land along the Columbia River Slough to accommodate a new meat packing plant and stockyards. This development was serviced by the Northern Pacific Railroad line. The company also purchased adjacent land for a company town, following a common pattern for large corporations of that period. The area, named Kenton, was platted in 1908.

The new Swift Company plant, costing \$3,000,000, opened in 1909. It included the Portland Union Stockyards, Portland Cattle Load Company, Columbia Wool Basin Warehouse, and the Kenton Traction Company. Approximately 1,500 workers were employed. The extent of Swift's investment in the Portland area — over 3,000 acres — can be seen as substantial when it is compared to the 600-

United States Department of the Interior
National Park Service

National Register of Historic Places

Continuation Sheet

Section number 8 Page 2

acre Union Stockyards in Chicago.² By 1911 Portland had become the central livestock market in the Northwest, and there were 12 major manufacturing firms located near the Columbia Slough.

Swift established Kenton as a model community for its employees rather than as a company town in the strict sense. Located on a rise approximately two miles south of the company's packing plant, the town was laid out so the "prevailing wind tends to blow downriver away from the home section thus dispelling and dissipating disagreeable odors attendant with the plant's operation."³ Streets were platted in the same general pattern as peninsular residential blocks.

The pace of commercial and residential construction in Kenton accelerated with the opening of a streetcar line operated by the Kenton Traction Company, a subsidiary of the Swift Company. The Kenton Traction Company leased equipment from Portland Railway Light & Power Company to operate this service, which began in 1909 with connections to downtown Portland. From Kenton, the line ran north, across a trestle built by Swift, to the entrance of the packing plant. Workers at the packing plant and other Kenton factories could thus commute from downtown Portland, a trip that took about half an hour. Other improvements included paving all the principal streets of Kenton.

In short, Kenton's development was actively fostered by the Swift Company through its ancillary businesses — the Kenton Traction Company, the Kenwood Land Company, the Kenwood Construction Company, and the Kenton Bank. The company took effective control over the land, the transportation system, work opportunities, and building construction.⁴

Kenton did not, however, follow the model of company town architecture. Since there was abundant nearby land and good transit facilities, the row housing typical of eastern company towns was not necessary. Workers usually lived in single-story frame houses that were, initially, constructed west of Denver Avenue. Executives and managers lived in larger houses either on or east of Denver. Rather than a particular architectural style, the distinguishing status factor was location. Denver Avenue, originally called Derby Street, became the "Executive Row" of Kenton and the location of the more fashionable homes, including the homes of Swift officers. Rows of smaller, nearly identical homes were built on the side streets for workers' families.

The commercial area of Kenton developed beside the tracks of the Kenton Traction Company, which ran along Denver Avenue, the main street of Kenton. With the inception of streetcar service in 1909, there was a development boom. Projects begun that year included the 40-room Kenton Hotel, as well as several other commercial and residential buildings in Kenton.

United States Department of the Interior
National Park Service

National Register of Historic Places

Continuation Sheet

Section number 8 Page 3

National Register Criteria

The Paterson-Giles House meets National Register Criterion A in the areas of industry and urban development. Located on the streetcar line and principal thoroughfare of Kenton, it was one of several buildings constructed in the first year of Kenton's development by Dyer and Company, a subsidiary of the Swift Company.

According to newspaper accounts, Dyer and Company completed the Kenton Hotel, the Paterson-Giles residence, and a residence for Dr. Killingsworth in 1909; all three were constructed of cast stone and were prominently located on Denver Avenue.⁵

Deed research shows that the land now occupied by the Paterson-Giles House was purchased by the Kenton Land Company, developed by the Kenton Building and Contract Company, then sold to Alla M. and Thomas W. Paterson.⁶ Paterson, a banker, and his wife lived in the house for ten years. The subsequent owner, Mr. Frank L. Giles, was a "cattleman" or "cattle dealer," probably associated with the meat packing industry.⁷ The Giles family owned the house for the next 47 years — from 1920 to 1967. The current owner, Mrs. Renate Peterson, has lived in the house since 1967. Throughout the years, the Paterson-Giles House has continued to be a prominent residence in Kenton; it is representative of the area's planned development and extensive association with the Swift Company.

The Paterson-Giles House is also eligible under Criterion C in the area of architecture. Located at the commercial center of the Kenton district, it exemplifies construction practices of Kenton developers, particularly the "executive" housing built during the residential development boom. It also illustrates Kenton developers' use of concrete block and cast stone for many of the early commercial and residential properties. The Kenton Hotel, built to serve visiting cattlemen, seems to have set the standard. According to one account, rock-face concrete blocks were chosen for its construction because of their resemblance to stone used in buildings of eastern Oregon, where many of the cattlemen and their stock came from. It is likely that the blocks were manufactured locally, either by the company Beneke and Hauser, located nearby at Killingsworth, or by an entrepreneur called John Gagan, who lived briefly in Kenton before moving on to become the mayor of Pendleton in later years.⁸ The Paterson-Giles House, one of the first residential buildings in Kenton, was built by Dyer and Company; a Swift subsidiary, Dyer and Company also constructed the Kenton Hotel in 1909. By 1924 there were about three dozen buildings in Kenton that utilized rock-face hollow concrete block and cast stone in their construction, including the hotel, a bank, an apartment house, a retail building, and many residences. The majority of the structures are still standing, representing a significant concentration of the building type in the Portland area.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 4

The Paterson-Giles House, located in the Kenton Historic Design Zone, is in good condition and retains high integrity. It was evaluated as a landmark property on Portland's Historic Resource Inventory of 1993, following the *Kenton Neighborhood Plan* directive to designate historic ensembles and individual sites in Kenton as Portland Historic Landmarks.⁹

Footnotes

¹ Alta Mitchoff, *History of Kenton Neighborhood*, p. 13.

² *History of the Albina Plan Area*, p. 29.

³ Mitchoff, p. 16.

⁴ *Ibid*, p. 25.

⁵ *Portland Daily Abstract*, July 24, 1909, p. 1.

⁶ The name has been spelled two ways — "Patterson" and "Paterson." "Paterson" was used for this nomination because it was recorded as such on the last deed of sale signed by Alla M. and Thomas W. Paterson in 1919.

⁷ *Portland City Directory*, 1921.

⁸ Mitchoff, p. 23.

⁹ Historic Resource Inventory, City of Portland, 1994.

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Section number 9 Page 1

Bibliography

"Building at Kenton." Portland Daily Abstract. July 24, 1909.

City of Portland. Historic Resource Inventory. Portland, OR, 1994.

City of Portland. Assessment and Taxation Records.

Kenton Historic Preservation Committee. A Walking Tour of the Kenton Historic District. Portland, OR, undated.

Mitchoff, Alta. History of Kenton Neighborhood. Portland, OR, undated.

Portland Bureau of Planning. Background Report/Volume 1: The Albina Community. Portland, OR: Bureau of Planning, February 1991.

Portland Bureau of Planning. Portland Historical Context Statement (draft) Portland, OR: Bureau of Planning, September 1992.

Portland Bureau of Planning. Proposed Local Historic Districts. Portland, OR: Bureau of Planning, October 1992.

Portland Bureau of Planning. Recommended Albina Community Plan: Goal 5/Economic, Social, Environmental, and Energy Analysis for Historic Design Zones. Portland, OR: Bureau of Planning, February 1993.

Portland State University, Dept. of Urban Studies and Planning. History of the Albina Plan Area. Portland, OR, 1990.

Sanborn Insurance Maps (dated 1924, 1950, 1962).

United States Department of the Interior
National Park Service

National Register of Historic Places

Continuation Sheet

Section number 10 Page 1

Verbal Boundary Description

The nominated area is located in Township 1N, Range 1E, Section 9, Willamette Meridian, in Multnomah County, and is legally described as Lots 22 and 23, Block 26, in the Kenton Addition. It is otherwise identified as Tax Lot 10200 at that location, which is the Kenton Addition to Portland, Oregon.

Boundary Justification

The nominated area encompasses two urban tax lots of 25 x 105 feet, which retain their original property lines.

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Section number 12 Page 1

Additional Documentation: Photographs

All photographs of 7807 N. Denver Avenue were taken by Liza Mickle on May 15, 1997.
All negatives are held by the City of Portland at the following address:

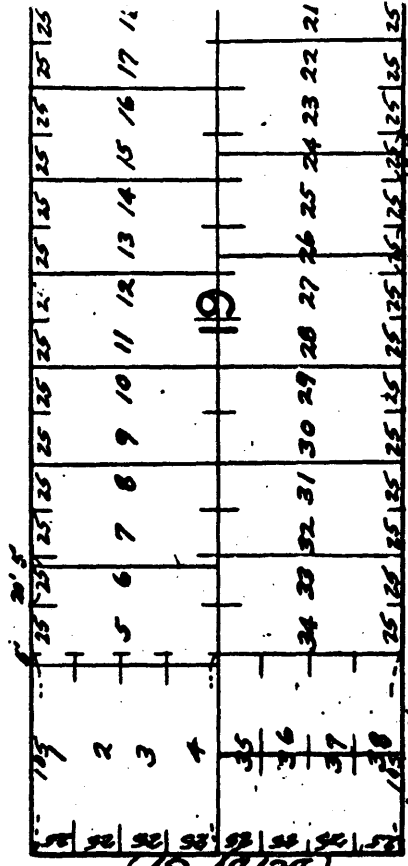
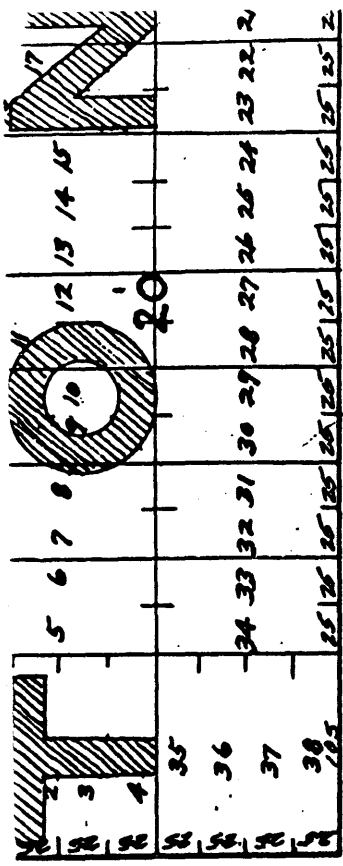
Bureau of Planning
1120 SW Fifth Avenue, Room 1002
Portland, Oregon 97204-1966

Exterior Photographs

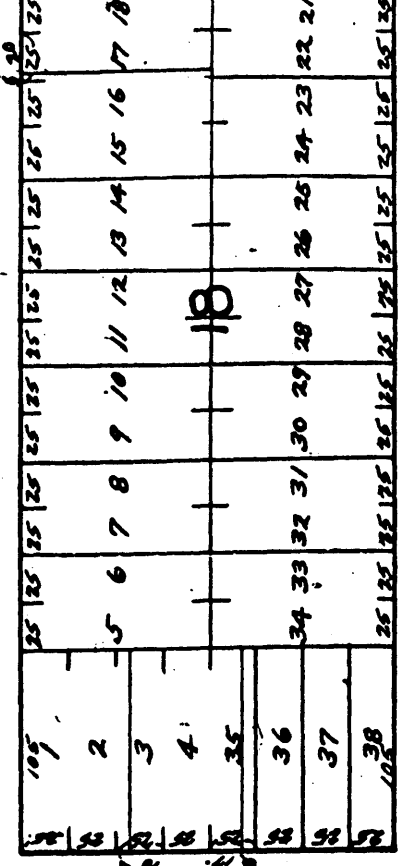
1. Neighborhood setting: looking north on Denver Avenue
2. East facade, front entrance
3. East facade, porch and gable
4. South facade, Terry Street
5. South facade, detail
6. North facade, northeast corner view
7. West facade
8. Southwest corner and back porch
9. Window and cast stone detail, east facade

Interior Photographs

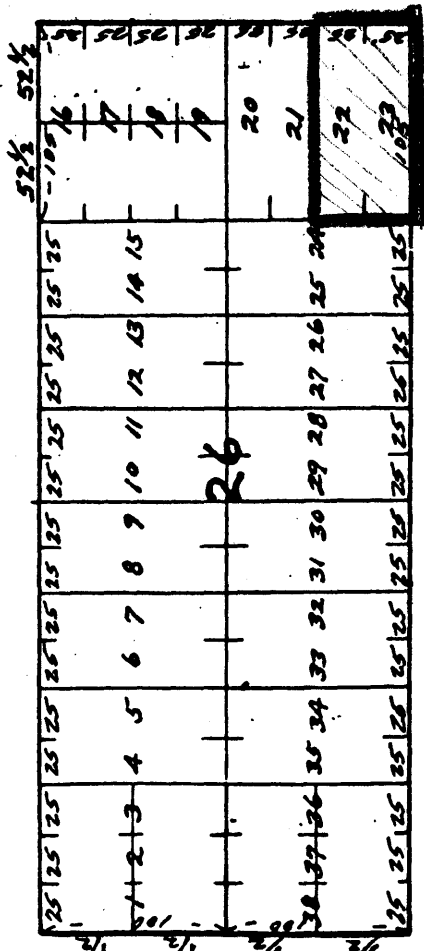
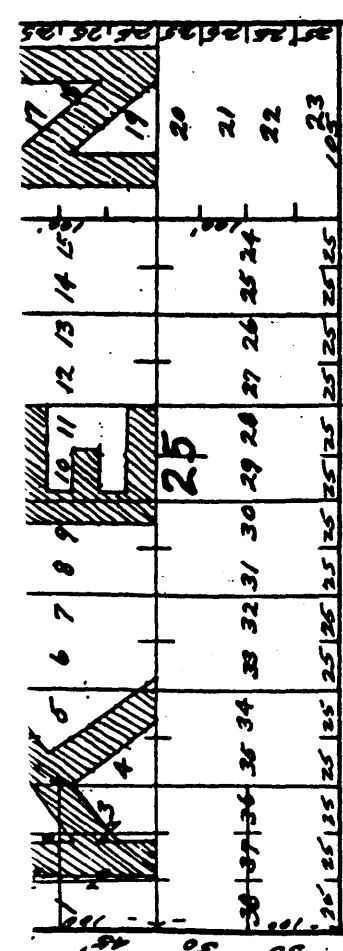
10. View from living room to dining room
11. Living room, fireplace and glass cabinets
12. View of living room from dining room; box beam ceiling
13. Detail, fir wainscoting, dining room



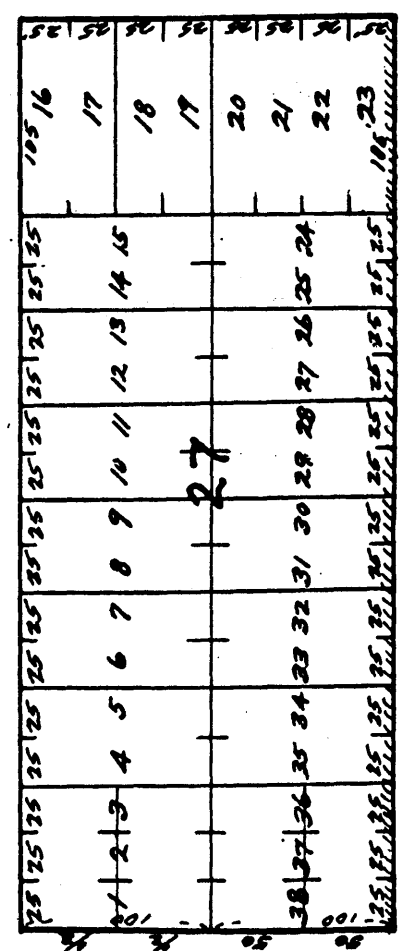
N. TERRY ST.



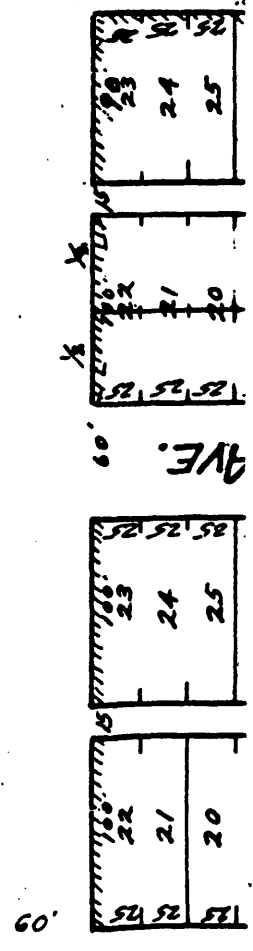
DENVER



N. TERRY ST.



BRANDON



N.

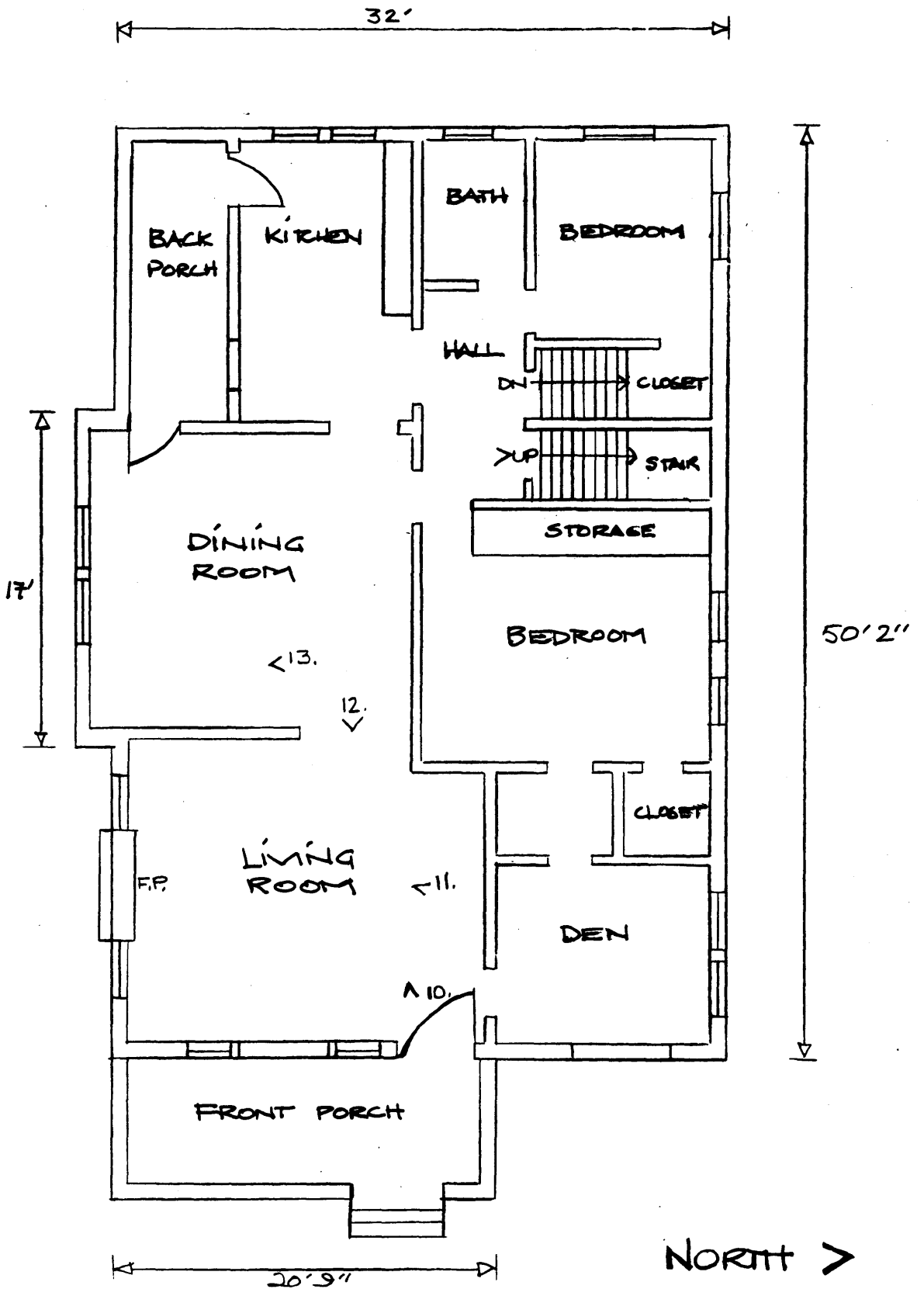
AVE.

N.

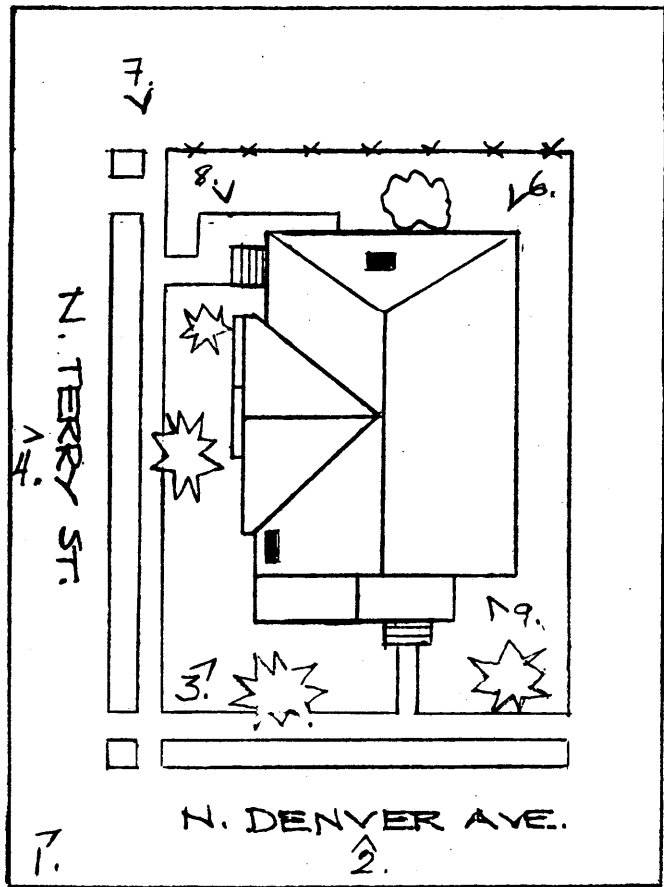
SE. 1/4 Sec. 9 N1E. 11
2228
 600-23

PATERSON - GILES HOUSE

PORTLAND, MULTNOMAH COUNTY



L. MICKLE
5/57



PATERSON - GILES HOUSE
 7807 N. DENVER AVE.
 PORTLAND, OR

> NORTH