

United States Department of the Interior  
National Park Service

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NATIONAL  
REGISTER

# National Register of Historic Places Registration Form

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 Hall, Sherman R., Residence  
other names/site number Hall-Chaney House (preferred)

### 2. Location

street & number 10200 SE Cambridge Lane N/A  not for publication  
city, town Milwaukie N/A  vicinity  
state Oregon code OR county Clackamas code 005 zip code 97222

### 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>1</u>	<u>      </u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	<u>      </u>	<u>      </u> sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	<u>      </u>	<u>      </u> structures
	<input type="checkbox"/> object	<u>1</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] July 27, 1988  
Date  
Deputy State Historic Preservation Officer  
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.  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] **Entered in the National Register** 9/8/88

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**6. Function or Use**

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Historic Functions (enter categories from instructions)

Domestic/single dwelling  
\_\_\_\_\_  
\_\_\_\_\_

Current Functions (enter categories from instructions)

Domestic/single dwelling  
\_\_\_\_\_  
\_\_\_\_\_

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**7. Description**

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Architectural Classification

(enter categories from instructions)

Late 19th and 20th Century Revivals  
(Mediterranean)  
\_\_\_\_\_

Materials (enter categories from instructions)

foundation concrete  
walls stucco  
\_\_\_\_\_

roof ceramic tile  
other wrought iron balconies  
\_\_\_\_\_

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Describe present and historic physical appearance.

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The Hall-Chaney residence, an example of Mediterranean style architecture, was designed by Lawrence and Holford, architects, in 1916. It is two and one half stories, and faces west with a view of Mt. Hood to the east. A formal drive off of Cambridge Lane, lined with large oak trees leads to the front entrance. The house is situated in the Waverly Heights area of Milwaukie, OR. The exterior of the house is sided with a beige stucco, and the roof is covered with red clay tiles. A central stair tower separates the kitchen and servants area to the north from the main living quarters and bedrooms to the south. The interior of the house is notable for its multitude of arched windows and doorways, built-in cabinets, nooks and carved fireplace mantels, design elements typical of the firm of Lawrence and Holford. The house is in good condition, and has had minor alterations, except for a compatible swimming pool addition to the southeast facade of the building, which was added under the Chaney's ownership in 1923.

**SETTING**

The Hall-Chaney Residence is located at the end of a driveway to the east of Cambridge Drive. The house is sited on 2.02 acres in a neighborhood occupied by large, single family houses most of which are set back from the streets and are obscured by mature landscaping. An apartment complex is situated to the north and east of the Hall-Chaney residence. Though some of the large fir trees that once covered the grounds of the home have been cleared, the site retains many large oak, fir, and magnolia trees. Rock walls line the drive to the residence, off Cambridge Lane. A gazebo, which is compatible with the residence was constructed on the site nearby, in 1986. A formal garden area surrounded by a tall hedge and furnished with concrete benches is located to the southeast, off of the swimming pool addition. When Sherman Hall first purchased the property, in 1916, five acres were included in the sale. Under Henry Chaney's ownership, starting in 1922, an additional 25 acres was purchased. The Chaney's had a ballroom, barn, stables, and a caretaker's house constructed on the additional property in 1923. These buildings are no longer extant. A tennis court and apartment buildings have recently been constructed on the former site of these buildings, as portions of the 30 acres were sold after Henry Chaney's death in 1953.

**PLAN**

This two and one half story residence is irregular in plan. There is a central volume containing the entrance hall, stairwell, dining room, library, sun porch, and two servants'

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bedrooms and sleeping porch on the second story. The living room and terrace on the first floor, and master bedroom with bath on the second floor, are situated in the southwest wing. The study, kitchen, servants hall, and bedrooms on the second story are located in a wing to the north of the central volume. A one story garage projects beyond the servants wing to the north. The house also contains a full, finished basement and an indoor swimming pool addition.

The main volume of the house is covered with a red tile hip roof and has three stucco covered chimney stacks. The central stair tower is covered with an intersecting hip roof. The garage is covered with an intersecting gable which is pierced with a reverse dormer window. The roof was originally covered with wood shingles which are now covered over with red tiles. The exterior surface of the building is a brushed stucco. The house was originally painted a pinkish beige and was popularly known as the "Pink Palace." (Dimon P. 80) The windows throughout the house are multi-paned and single paned casement and fixed pane. Many windows and most of the door openings throughout the house are arched.

**EXTERIOR -- WEST ELEVATION**

The west elevation contains the main entrance to the residence and two additional entrances; one to the back hall and one to the servants hall. A central polygonal tower is located just north of the main entrance and houses a stairwell identified by a large arched two story multi-paned window. A series of three arched multi-paned casement windows top this window in the attic story. A series of arched casement windows are located on the first floor of the southwest wing. Casement windows are also located on the second floor of the southwest wing. The north wing containing the study, projects forward from the main building volume and is defined by three arched multi-paned windows on the first story. Above these windows on the second floor is a large fixed pane window which has replaced original casement windows. To the north of the study is a corner porch enclosure which has been altered to a flat arched opening from a curved arch. The kitchen and servants quarters to the north of this porch contain an entrance and multi-paned casement windows on the first floor and multi-paned casement windows on the second floor.

Wrought iron balconies are located above the main entrance at the second story level; and under the windows on the central stair. New awnings, similar in design and color to the originals have been placed over a number of windows, and over the terrace.

**SOUTH ELEVATION**

The south elevation of the Hall-Chaney house faces southwest, rather than on a direct north-south axis, like the rest of the house. The two major volumes on this facade are the living room and the swimming pool addition. The living room has a bay of three French

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doors topped with plastered arched transoms with raised roundels. These doors open out on to a tiled terrace. Fluted pilasters separate the three door openings. The terrace is also accessible by way of steps leading from the balcony on the east elevation. Above the living room, on the second story, are three bays of multi-paned casement windows. There is a wrought iron balcony below the central bay of windows. A low stucco wall with turned, wooden balusters, capped with tile is located along the east and west sides of the terrace, and is stepped up at the swimming pool addition. The addition contains three arched double doors on the southwest side. The balustrade and stucco wall continues around the top of this addition.

**EAST ELEVATION**

The hipped roof on this elevation has two eyelid dormers. The facade is irregular. The central volume on this elevation contains a projecting polygonal bay. The swimming pool addition can also be seen on this facade. An ornately, bracketed wooden beltcourse divides the second and first stories on the polygonal bay. The windows on this facade are a combination of single pane fixed and multi-paned casement. The multi-paned casement windows in the center portion of the polygonal bay on the first story have been replaced by a single fixed pane window. To the south of the polygonal bay on the first story are five irregular bays of windows on the first and second stories. On the first floor, leading from the porch to the terrace, is a balcony enclosed with a balustrade identical to that along the terrace and the addition to the south. A historical photograph, dated in the 1920s shows a door in the polygonal bay and a set of stairs which led directly from the first story porch to the backyard below. A multi-pane window has replaced the door. An original door opens out onto the west balcony on the first floor, just south of the polygonal bay.

To the north of the central projecting bay a door opens out from the basement which is above ground on this elevation, to the backyard. The kitchen and breakfast room windows on the first floor have been altered. The original casement windows were replaced by two slightly projecting bays of casement windows supported by decorative brackets, and covered with a tile roof. Other multi-paned casement windows remain intact on this facade except for the two bathroom windows on the first and second story which have been replaced with single panes. The bays of windows along the first story (dining room) are original single paned casement.

**NORTH ELEVATION**

The north elevation is defined by the one story, two car garage. The garage is covered with the eave end of the gable and is broken by an eyelid dormer at the crest. A reverse dormer pieces the second story of the north end of the main building volume. There is a bay of five multi-paned casement windows on the garage portion of this facade.

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**INTERIOR**

The interior of the Hall-Chaney residence is notable for the fine detailing which is characteristic of the firm of Lawrence and Holford. Round arched windows and door openings are utilized throughout the house. These classically arched window and door openings lend a formality to the residence. The hardwood floors are intact, though they have been carpeted over. The central stairwell has oak risers, a beautifully carved rail and turned balusters. Other notable features of the residence include, ornately carved wooden mantelpieces, built-in book cases, niches, and wood paneling.

**SECOND FLOOR**

The central staircase on the west side of the building leads to the second floor. A hall runs the length of this story along the north/south axis. The master bedroom suite containing a large bedroom, dressing room, bathroom, and originally a sleeping porch, are to the southwest of the hall. The wall dividing the sleeping porch from the master bedroom has been removed to increase the size of the master bedroom. This room has an arched, deeply recessed, niche in which the fireplace is located. Two bedrooms with bathrooms, and a sleeping porch are located off the main hall to the east. Four additional bedrooms and three bathrooms are located in the north servants wing.

**FIRST FLOOR**

The entrance hall and porch, library and dining room are located in the central volume of the house. Most of the doorways are arched and many of the windows are arched on the first floor. The living room is beyond the library in the southwest wing. Fireplaces with ornately carved wooden mantels are located in the dining room, living room, library and study. The living room opens out onto the tiled terrace. The dining room has wood mouldings throughout the room. All the mouldings and paneling in the house are painted white, which is original according to historical photographs. To the north of the central stair is a varnished wood paneled study with a fireplace and carved mantel, the kitchen, pantry, servants hall, and garage. The back hall and stairs which led to the basement and second floor have been blocked off, and a bathroom added. The kitchen has recently been remodeled. The pantry wall has been removed, and the kitchen enlarged. The "servants hall" which appears on the original plans of the house now is used as a breakfast room. A lavatory as identified on the original plans, located below the central stairs, has been removed and new basement stairs have been added.

**BASEMENT**

The basement was recently remodeled under the Poirers ownership. It is completely finished and contains a new swimming pool, sauna, two bathrooms, dining area, oak bar

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dance floor, and an original washroom. The swimming pool addition was constructed under the Chaney's ownership in 1923.

**ALTERATIONS**

The major alteration to the Chaney-Hall residence was the swimming pool addition which was constructed during the historic period, and is compatible with the original architectural character of the residence. Though there have been some recent window alterations, a majority of the original windows are intact. Other alterations such as the kitchen remodel, removal of the servants stairs and the finished basement have had little impact on the historic character of the building.

**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

1916  
\_\_\_\_\_  
\_\_\_\_\_

Significant Dates

1916  
\_\_\_\_\_  
\_\_\_\_\_

Cultural Affiliation

N/A  
\_\_\_\_\_  
\_\_\_\_\_

Significant Person

N/A

Architect/Builder

Lawrence, Ellis F., and Holford,  
William G. (Lawrence and Holford)

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

The large, Mediterranean-style country estate built in the Waverly Heights Addition in Milwaukie, Oregon was completed for Sherman Hall in 1916. It was designed by the Portland firm of Lawrence and Holford.

It is significant to the Portland Metropolitan area under Criterion C as an early, full-blown work in the Mediterranean style by Ellis F. Lawrence and William G. Holford. In fact, it is the best designed country estate in the Mediterranean idiom by the noteworthy firm. In its rambling asymmetry and its lateral wings tapering gradually to grade level, it compares favorably with East Coast houses and gardens of the so-called "rational modern movement." In the first quarter of the 20th Century, Charles Adams Platt, Wilson Eyre, Jr., Charles Barton Keene, John Russell Pope, Cope and Stewardson and others working chiefly in Philadelphia, New York and environs succeeded in formulating a kind of country house architecture which, owing to its practical arrangement, use of native materials and harmonious integration with the landscaped setting, was felt by architectural critics of the day to have achieved a distinctly American character. Floor plans and a photograph of the front elevation of Lawrence and Holford's country estate were published in the Architectural Record for October, 1919.

The nominated area encompasses two acres of the original five-acre holding historically improved by investment broker Sherman Hall. From 1922 onward, under ownership of Henry Chaney, the estate was enlarged to 30 acres and developed with riding facilities, caretaker's residence and swimming pool addition to the house. The property was subdivided after 1953, and none of the ancillary improvements remains except, of course, the compatibly-styled swimming pool addition.

The house exhibits the characteristic elements of the Mediterranean style, including stucco exterior and loggia-like tripartite groupings of round-arched openings. Segmental arch heads are used recurringly also. The interior has the fine detail and well-crafted finish work in the classical spirit throughout which typifies the high style work of Ellis Lawrence and his partners. The floor plan has considerable scope, yet is comfortable, and is oriented in such a way as to take advantage of the view of Mt. Hood to the east from all of the major rooms.

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:

Clackamas County Planning Department

## 10. Geographical Data

Acreage of property 2.02 acres Lake Oswego, Oregon 1:24000

### UTM References

A 110 527720 5032670  
Zone Easting Northing

C         

B           
Zone Easting Northing

D         

See continuation sheet

### Verbal Boundary Description

The nominated property is located in SW $\frac{1}{4}$  SE $\frac{1}{4}$  Section 26, Township 1S, Range 1E, Willamette Meridian, in Clackamas County, Oregon. It is described as Tax Lot 200 of the Waverly Heights Addition to Milwaukie at said location.

See continuation sheet

### Boundary Justification

The nominated area of 2.02 acres encompasses the residential precinct of the original five-acre estate historically developed by investment broker Sherman Hall in 1916 and enlarged by lumberman Henry Chaney from 1922 onward. None of the ancillary improvements remains as a consequence of later subdivision of the estate. The house, therefore, with its attached garage and pool house, is counted as the sole contributing feature.

See continuation sheet

## 11. Form Prepared By

name/title Kimberly Demuth and Kimberly Lakin

organization Northwest Heritage Property Association date March 15, 1988

street & number PO Box 1871 telephone (503) 227-6357

city or town Portland state Oregon zip code 97207

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The residence is noteworthy, but not nominated for its association with the Hall and Chaney families. Both Sherman Hall and Henry Chaney were prominent Oregon businessmen. Sherman and Clementine Hall were the original owners of the house; however, they resided there for only six years before moving to the East Coast. Hall was a partner in the Hall and Lewis Investment Bonds Company. His wife, Clementine Lewis Hall, was daughter of Cicero Hunt Lewis and granddaughter of Captain John Couch, one of the proprietors of the early Portland townsite. The Henry Chaney family moved into the residence in 1922 and resided there until 1953. Henry Chaney was vice-president of the Fentress-Baker Corporation and president of the Medford Corporation, a southern Oregon lumber company. A powerful and shrewd businessman, he held positions on numerous lumber company boards.

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**SHERMAN & CLEMENTINE HALL**

Born in Buffalo, New York in 1874 , Sherman Hall came to Portland and married Clementine Lewis on October 25, 1900. Hall founded the Hall Company, later known as the Hall and Lewis Company, an investment bonds business. The Halls left Oregon and moved back to New York where their first son Sherman Rogers was born in 1902. The Halls moved again to Kansas City Missouri in 1906 where their second son, Francis Lewis was born. In 1912 the Hall family returned to Portland. They are listed as residing at 572 Kearney for four years until 1916 after which they are listed as residing at "Waverly Heights". In 1923, the Halls moved from Portland. It is unknown where they relocated,

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however, Sherman Hall died in 1928 in Long Beach, California. An obituary in the Oregonian in 1928 described Hall as a "well known figure in Portland's financial circles." Clementine Hall moved back to Portland in 1929 and continued to reside here until her death in 1965. From 1933 to 1950 she lived at 2241 SW Montgomery (another Ellis Lawrence design). After this time she lived in an apartment building. The Halls' grandchildren now reside in San Francisco and Portland.

Clementine Lewis Hall was the daughter of Cicero Hunt Lewis, the founding partner in the Allen and Lewis Mercantile Co. established in Portland in 1853. Cicero Hunt Lewis married Clementine Couch, daughter of Captain John Heard Couch and Caroline Couch. Clementine Lewis was one of eleven children. Captain Couch is famous in Portland history for his extensive business interests, his establishment of Couch's Addition, one of the earliest additions to Portland, and his generous donation of land to the City of Portland.

## HENRY CHANEY

Henry Chaney was born in 1886 in Detroit, Michigan into a prominent family with vast lumber holdings. While in college Chaney traveled to southwestern Oregon to look over the forests for prospective timber sales. Immediately after graduation he moved to Oregon and worked with the Coos Bay Lumber Co. He later returned to Michigan to learn the financial aspects of the timber industry, and in 1919 he returned to Oregon to live permanently. In 1917 Chaney married Josephine Alger, granddaughter of lumberman Russell A. Alger, former governor of Michigan and Secretary of War under William McKinley. Josephine Chaney died in 1920 and several years later, in 1938 Henry Chaney married Elizabeth Berger. He had two children by each wife; Alger and Lynden and Diane and John. Diane Chaney Kem still lives in Portland.

When the Chaney's purchased the house from the Halls in 1922, they purchased additional acreage the following year. The Chaney's bought the surrounding land from Thomas and Mabel Kerr, thus enlarging the property to 30 acres. A large stable, ballroom, barn and caretakers residence were built, and a large addition to the main house was constructed. The addition included an indoor swimming pool at the basement level with a new outdoor terrace on the top of this addition at the first story level.

The Chaney's were very socially active and held many parties at their estate. Arthur Spencer, local historian remembers attending elaborate birthday parties for the young John Chaney. Elizabeth Dimon in her book Twas Many Years Since reports the Chaney's also held parties for "underprivileged children, Christmas parties and various Junior League affairs." (p. 90) The Hall-Chaney residence during the Chaney era was considered one of the great 'manors' in the Portland metropolitan area.

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Henry Chaney's favorite pastime was big game hunting and he took several safaris to Africa, bringing home numerous trophies. Both the house and ballroom were filled with these trophies. The Oregonian reported on one of Chaney's safaris in 1929, "Hunting with modern high-powered rifles, and accompanied by the customary train of natives, Mr. Chaney declared it to be more like murder than sport. Three Bengal tigers, one buffalo and a large representation of other game fell to the Portlander's rifle on his trip." The newspaper reported he spent four months on this particular trip. Elizabeth Dimon stated in her book that his collection grew so large that a taxidermist located near Johnson Creek bridge, "where he could handle much of Chaney's work." (p. 90)

When Chaney died in 1953, the property was divided and sold. Apartment housing was later constructed on the lots to the east of the house, with a sloped area separating the two. The next owners of the property were Dr. and Mrs. Forrest G. Bennett. In 1979 the house sold to Robert and Peggy Poirer. The Poirers invested much time and money into rehabilitating and updating the house interior and grounds. The house sold again in 1988 to Linda and Roy Rose.

Henry Chaney was a shrewd businessman who started in life with considerable financial backing. With his extensive knowledge of the lumber industry, he quickly made his fortune in Oregon timber. In 1920 he invested in the Baker-Fentress Co. where he served as vice-president in charge of West Coast affairs. Jeffrey Lalande in his book, Medford Corporation, A History of an Oregon Logging and Lumber Company, states, "...Chaney was responsible for shifting the geographic emphasis of Baker-Fentress investments from the south to the northwest." (p. 80)

The Baker-Fentress Co., a Chicago based bonds company, was historically involved with timber. Jeffrey Lalande describes the company as "...a family investment operation which grew into a substantial banking house that pioneered in the issuance of timber-secured bonds after the Turn of the Century. Between 1909 and 1927 the company assumed nearly \$100,000,000 worth of bonds for almost one hundred major lumber companies." (p. 78)

Henry Chaney's office was located in the Pacific Building in Portland. From here he ran the west coast branch of the Baker-Fentress Company which in 1932 took over the faltering southern Oregon Owen-Oregon Lumber Company which had failed to pay off its bonds to Baker-Fentress. The Baker-Fentress Company bond holders committee reorganized as the Medford Corporation for the purpose of operating as a full scale timber company. Henry Chaney was made vice-president and proceeded to have the major responsibility of managing the company. Jeffrey Lalande describes Chaney's management style as having a "Teddy Roosevelt flavor."

"Physically robust, Chaney was known as an aggressive manager and 'very much to the point.' Roland Dean remembers that 'there wasn't any question but that

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Chaney was in charge...he wrote the book of rules...he just laid it out and that was it...the man knew the lumber business inside and out.' Although he did not serve as president until after the retirement of Walter Graff (president), Henry Chaney was for all practical purposes the actual head of the new company during its early years." (p. 80)

Under Chaney's direction, the Medford Company was revived into a profitable company. The Medford Company also participated in national economic recovery programs. In the mid-1930s, the company turned over its abandoned logging facilities to the federal government for the establishment of a Civilian Conservation Corps Camp. The Corporation also participated in the National Recovery Administration program which attempted to stabilize employment. In 1935, the Corporation established a "selective cutting" policy to preserve young trees for future timber. In 1939, the Medford Corporation expanded and added modernized equipment to its mills and by 1940 the company paid off its last mortgage notes from 1925. In 1946, the Corporation purchased the Rogue River Timber Company's holdings on the South Fork of the river and by 1947 the company owned 80,000 acres.

The Baker-Fentress Company also under Chaney's direction, continued to acquire holdings in Oregon wood products operations; some of which were the Coos Bay Lumber Co., Booth-Kelly Lumber Co. and Pacific Spruce Co. After Chaney's death in 1953, and Fentress' death in 1957, these holdings were sold to Georgia Pacific, a then small southeastern company. (Lalande pp. 76-83)

Henry Chaney held offices and directorships on eleven corporations in the lumber and shipping industries, many of which were connected with the Baker-Fentress Co. His positions include the following: director vice-president of Booth-Kelly Lumber Co. and Clover Valley Lumber Co.; director and chairman of the board of Coos Bay Lumber Company; director of Cascade Plywood Corporation; Dant and Russelp Incorporated; Pacific Atlantic Steamship Company; States Steamship Company; and Western Cooperaage Company.

### Waverly Heights

The Waverly Heights area, located at the northern edge of Clackamas County was platted originally as an orchard by the Luelling family in 1848. In the late 1890s, a group of Scottish businessmen purchased a portion of the property from the Lamberts, the subsequent owners, for the purpose of a golf course. The Waverly Association had its first meeting in 1899. In 1901, the Association purchased the remainder of the Lambert property. Waverly Heights neighborhood was platted in 1902 as drawn by Whidden and Lewis. The Waverly Association was made up of notable Portland families and businessmen such as the Failings, Kerrs, Abbott Mills, and William S. Biddle. Waverly

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Heights soon became a social institution in Portland referred to as "The Golf Club." Parties were often held at the clubhouse and weekend homes were built in the area. Some property owners chose to build year round residences such as the William MacMaster family. Other land owners, such as the Kerr family, chose not to build in Waverly Heights. Instead they built an estate in Abernathy Heights (Riverdale) directly across the river from "The Golf Club." Sherman Hall, an avid polo player, purchased his property from fellow polo player Gordon Voohkies, in 1915-16. The Hall house was located at the end of Cambridge Lane on the east side, next door to Clementine Hall's sister's home, Miss Sally Lewis. The Hall-Chaney house is one of 37 homes in the Waverly Heights area. None of the other residences are currently listed on the National Register. Newer homes have replaced a few of the original houses and have been built as the large estates have been subdivided. Apartment buildings were constructed directly east of the area and the Milwaukie 217 freeway runs past the eastern edge of the area. In spite of these alterations, the area still retains its ambiance as an exclusive neighborhood. The Waverly Golf Course is still in operation today.

### LAWRENCE AND HOLFORD, ARCHITECTS

The firm of Lawrence and Holford was established in 1912, when William G. Holford came to Portland and joined architect Ellis F. Lawrence. The two men knew each other from ten years earlier when they both attended school at M.I.T. The firm would later grow to include architects, Mr. Allyn and Mr. Bean. During the depression years the firm once again became Lawrence and Holford, Architects. Ellis Lawrence had been working in Portland since 1906, so it is likely that he was responsible for acquiring the Hall-Chaney project. It is not known exactly how Lawrence and Holford ran their office in terms of responsibilities. According to Dr. William Holford, Jr., his father was the "practical person" in the firm. He noted that Lawrence was particularly interested in decorative detail. Lawrence and Holford definitely worked closely together on projects as there exist letters in the Lawrence Collection at the University of Oregon discussing projects. Often Lawrence would refer a client to consult Holford in his absence. The Hall-Chaney residence is most likely Ellis Lawrence's design as it resembles two other Portland residences which were designed by Lawrence.

The Peter Kerr house (now known as Bishops Close which is not currently listed on the National Register), located directly across the river from the Hall residence was built the same year and is very similar to the Hall-Chaney house. Although the stylistic detail on the Hall house is Mediterranean and the Kerr house is void of stylistic reference, the main volumes, massing, and materials are similar. Much correspondence exists between Kerr and Lawrence regarding the Bishops Close house dating back to 1910, prior to Holford's arrival in Portland. Existing original plans for the O. L. Price house (nomination pending), built in 1929, are initialed by Ellis Lawrence. This house, also in the Mediterranean style, has many features which are similar to the Hall-Chaney residence.

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The Hall-Chaney residence is an early example of the firm's use of the Mediterranean style. It is also, along with the Peter Kerr house, one of the earliest of the country estates designed by the firm. During the 1920s the firm designed several other estates in the Dunthorpe area.

**ELLIS FULLER LAWRENCE (1879-1946)**

Ellis Lawrence was born in Malden, Massachusetts in 1879, and attended M.I.T., receiving both Bachelor's and Master's degrees in 1902. He then worked for architects John Calvin Stevens and Steven Codman for three and one half years in Maine. He studied for six months in Europe where he met and married Alice Louise Millett of Portland, Maine. In 1906, on his way to open an office in San Francisco, Lawrence stopped in Portland Oregon to visit his architect friend, E. B. MacNaughton. Lawrence decided to remain in Oregon after this visit and briefly worked for Edgar Lazarus as a draftsman before joining the MacNaughton and Raymond architectural firm. In 1909, Lawrence started his own firm. E. B. MacNaughton dropped out of the architectural field to become a very successful banker and financier. The friendship between MacNaughton and Lawrence must have brought Lawrence much of his impressive clientele. In 1912, William Holford joined Lawrence in partnership.

Through Ellis Lawrence's training in the field of architecture, he adopted a design philosophy which originated in England with the Arts and Crafts Movement. He was a strong advocate for the design process. In 1914, Lawrence founded the University of Oregon School of Architecture and Allied Arts. He organized the school with a teaching philosophy which rejected the Beaux Arts teaching traditions in favor of an informal, non-competitive setting. This philosophy was regarded as progressive for the era and is still the basis for the teaching style at the University of Oregon.

Lawrence had many friendships with prominent businessmen and architects. He met with Frank Lloyd Wright in Eugene when he came to speak and he worked with the Olmstead brothers on the Peter Kerr mansion in Portland. He also sat with architect Bernard Maybeck on a judging committee. He was selected as the A.I.A.'s first vice president and served on numerous national competition juries such as the Victory Memorial in Honolulu and the Stock Exchange Building and Bank of Italy in San Francisco. In 1932-34 he became president of the Collegiate Schools of Architecture Association.

On a statewide level, Ellis Lawrence served as state advisory architect for the Home Owners Loan Corporation and during 1933-34, he served on the Northwest District Committee for the Public Works of Art project of the U.S. Treasury Department. He also served as president of the local chapter of A.I.A., an organization for which he was partially responsible for forming. Both Lawrence and Holford actively engaged in



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organizing the Portland Architectural Club, Architectural League of the Pacific Coast and Oregon Association of Building Construction. Lawrence served on the Portland City Planning Commission for several years in addition to being a member of the Irvington Club, City Club and the Portland Art Association.

Ellis Lawrence resided in the Irvington neighborhood in northeast Portland with his wife Alice Millett Lawrence and his three sons, Henry Abbott, Denison Howells, and Amos Millett. He worked three days a week in his Portland office. The other two days he would take the "Red Electric" to Eugene to teach and run the School of Art and Architecture. Mr. Lawrence died in Eugene in 1946 at the age of 67.

**WILLIAM GORDON HOLFORD (1878-1970)**

Born in New Haven, Connecticut, in 1878, William Gordon Holford was educated at the Western Academy and later attended the Massachusetts Institute of Technology, receiving both his B.S. and M.S. Holford traveled abroad from 1905-6 and returned to the eastern United States to work in an architectural firm. Among the projects he worked on were the state building at Albany, New York, and the Soldier's Monument at Pittsburgh, Pennsylvania. Holford was married in 1908 to Florence Fowler. They had three children, Louise, William Jr., and Florence Margaret. They resided in the Laurelhurst neighborhood in Portland for many years and later moved to the Dunthorpe area located just south of Portland. Both residences were designed by the firm.

Holford was a member of the Oregon Chapter of the American Institute of Architects and the American Association of Engineers. He was also an avid landscape gardener and may have been responsible for much of the landscaping for the firms' residential projects. Mr. Holford died in 1970 at the age of 92.

**THE HALL-CHANEY RESIDENCE**

The Hall-Chaney residence is one of only three Mediterranean style homes known that were designed by Lawrence and Holford, Architects, in Portland. Though the firm designed a number of other homes in the city, the only other Mediterranean style home listed in the Portland Inventory is the O. L. Price residence, recently nominated to the National Register of Historic Places (pending federal approval). The Hall-Chaney residence differs from the Price residence in that it was designed as a large, country estate, surrounded by extensive grounds.

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FIG. 88. RESIDENCE OF SHERMAN R. HALL, ESQ., PORTLAND, OREGON. LAWRENCE & HOLFORD, ARCHITECTS.

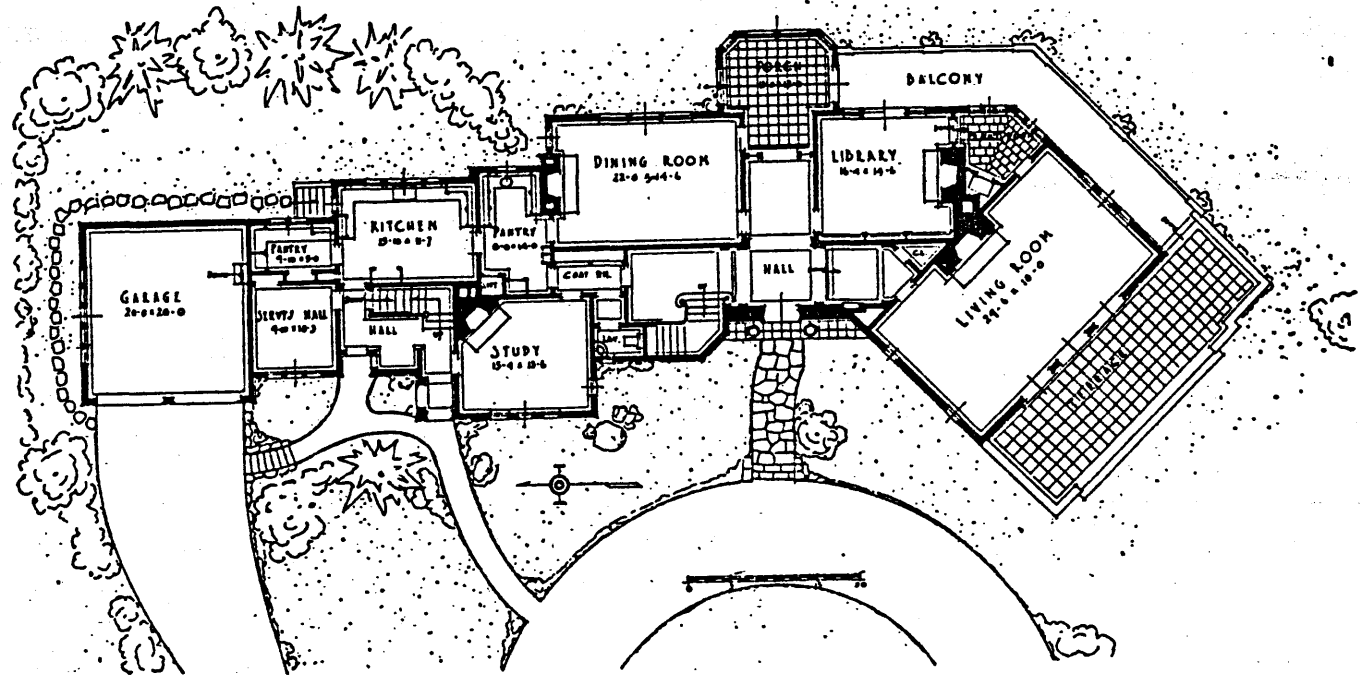
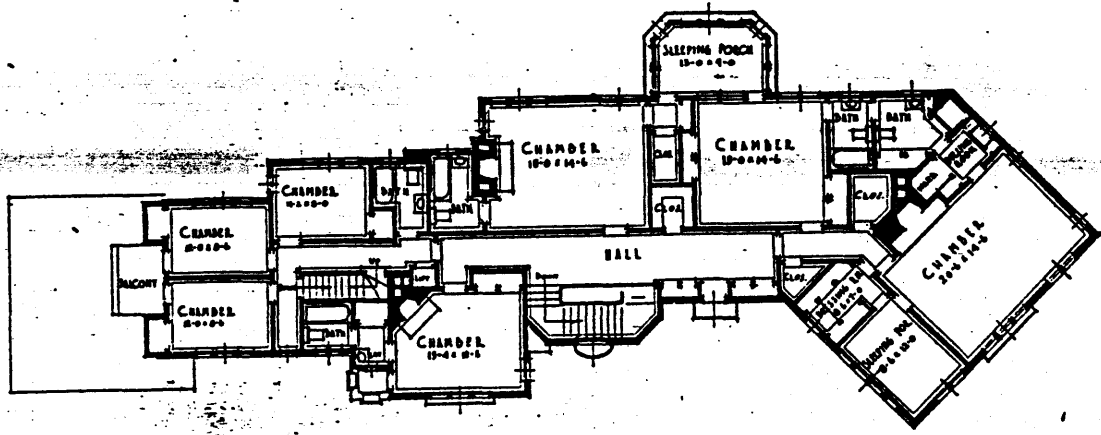


FIG. 87. FIRST AND SECOND FLOOR PLANS—  
 RESIDENCE OF SHERMAN HALL, ESQ., PORTLAND,  
 OREGON. LAWRENCE & ROLFORD, ARCHITECTS.