

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

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

For NPS use only
received JAN 17 1985
date entered FEB 14 1985

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

1. Name

historic United States Post Office (Old)

and/or common Old Main Post Office

2. Location

street & number 745 NW Wall N/A not for publication

city, town Bend N/A vicinity of Second Congressional District

state Oregon code 41 county Deschutes code 017

3. Classification

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

4. Owner of Property

name Donald N. Bauhofer and Thomas P. Donnell

street & number 516 NW Drake Road

city, town Bend N/A vicinity of state Oregon 97701

5. Location of Legal Description

courthouse, registry of deeds, etc. Deschutes County Courthouse

street & number 1164 NW Bond

city, town Bend state Oregon 97701

6. Representation in Existing Surveys

title Deschutes County Historical Sites Inventory has this property been determined eligible? yes no

date 1982 federal state county local

depository for survey records Deschutes County Historical Landmarks Commission
Deschutes County Community Development Department

city, town Bend state Oregon 97701

7. Description

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

Describe the present and original (if known) physical appearance

A. GENERAL

The old United States Post office in Bend is located in the heart of the city's historic district. Bend is the county seat of Deschutes County and the commercial hub of a vast area of central Oregon characterized by sparsely populated high plateau open range land. The Old Post Office is architecturally distinctive in the central Oregon region. In Bend, it is the earliest example of reinforced concrete construction. The high quality, durable architectural finishes used throughout the building were unusual for the Bend area and considered luxurious by the local population. The classical elements displayed on the east facade are strictly ornamental, but their presence reflects a design statement of stability and authority seen in virtually all significant Federal buildings built during the 1930s.

B. THE BUILDING LOCATION

The Old Post Office site is located at the intersection of the two major streets of downtown Bend. Specifically, the site shares Block 5; Bend, with one other commercial building. The block is divided into city lots 6-12 with the Old Post Office occupying Lots 9, 10, 11 and 12. The subject building sits on the northeast corner of the property. The total size of the property is 0.6 acres, or 27,000 square feet.

The block is bordered by Franklin Avenue on the north, Wall Street on the west, Lou Street on the south and a public alley on the west.

The location is classified as a CB, or Central Business District zone, which constitutes the core downtown area for trade in Bend.

C. BUILDING STRUCTURE

The Old Post Office was designed on a rectangular plan totalling 17,306 square feet of enclosed space. The three story building includes a basement, 1st level and partial 2nd level. The span from the finish grade to the roof is 39 feet. The roof consists of a flat, asphaltic built-up roofing membrane sloped to drains.

The Old Post Office is constructed principally of reinforced concrete. The concrete walls were formed using wooden plank forms. The concrete floors were formed with terra-cotta masonry units supported by reinforced concrete beams and girders. The resulting concrete joint-slab system was an early version of the concrete waffle slabs used in construction today. It is typical to find terra-cotta used this way, and it appears that its use in this building was based upon cost considerations. All material in the exterior building envelope (with the exception of window frames) is of noncombustible material.

D. EXTERIOR

1. Wall Finish

The exterior wall material is granite from the finish grade to the first level. The majority of the remaining wall is faced with wire cut brick veneer (light beige in color) laid in American Bond, with mortar joints recessed in a tooled manner. Light grey terra-cotta with an unglazed smooth sand finish is used predominately on the east facade

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for ornamentation. A soldier course topped by a terra-cotta coping encases the entire upper level roof line. The parameter wall is of terra-cotta (depth of 4 ft.) with reinforced concrete. The interior walls are plaster except in the basement and lining of two vaults, where the reinforced concrete remains unfinished on the ceiling and walls.

2. Facades

The eastern (front) facade displays the only elements of classical design on the exterior of the building. By using emphasized classical vertical ornamentation, the east facade visually divides the building into 7 vertical structural bays. Six fluted doric pilasters separate the middle 5 window bays. Following the classical design, the pilasters are headed with capitals ornamented by an incised stylized floral pattern. The entablature spanning the length of the pilasters is made of terra-cotta with "United States Post Office" incised symmetrically in gold leaf. Separating the 1st and 2nd story of these middle 5 window bays are marble spandrels (medium shade of golden travis-honed finish) supported by bronze mullions. The end bays of the east facade are without ornamentation and separation between stories is by masonry material.

The north and south (side) facades have 3 window bays and are similar to the end bays on the eastern facade.

The west (rear) facade has 7 window bays all patterned like the end bays on the eastern facade. A mail room is symmetrically attached to the west facade containing 3 sets of double swinging doors. The horizontal division of the building is best displayed by this facade. The building is divided by the difference in elevation of 3 different parapet heights stepping down from east to west. The building's height of 39 feet can be separated into the following elements: Lower mail room roof - 16ft; base (finish grade) to 1st story roof level - 24ft.; and base to 2nd story (top) roof - 39 feet. A loading dock with a wood framed over has been added to the original structure of the building on the northwest corner of the west facade.

3. Windows

The first story windows are 5 feet by 10 feet vertical rectangles divided into 24 lights. Second story windows are 5 feet by 6 feet rectangles divided into 16 lights. All are the original single pane windows, double hung, and finished with a clear glazing. The sash and jams are wood.

4. Entryway

The ground level (main) entrance is in the center bay of the east facade. The entry is elevated 3 feet from the adjoining sidewalk. The swinging double doors are 5 feet wide by 10 feet tall. The doors are made of solid white pine surrounding polished plated glass. All hardware on the doors is brass.

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E. INTERIOR

1. First Story

The main or 1st story interior consists of a public lobby, a large work room, 2 vaults, restrooms and the Postmaster's office.

2. Lobby

The lobby is 55 feet wide and 13 feet deep. It is separated from the main floor by interior walls divided into 7 bays. The lower panels of the bays once held the lock boxes and service window areas. Two service windows remain, but they are not of original materials. The upper panels consist of windows similar in design to those on the outside of the building. The remaining walls of the lobby are finished with 4 foot high wood wainscot. The walls and ceiling are plaster, with structural elements finished but exposed. The 16 feet ceilings, openness and polished decor create a "high volume" space that was both effective and unique in Central Oregon in the 1930s.

The unique features separating the Old Bend Post Office from other buildings constructed in Bend at the same time are best displayed in the lobby:

MARBLE STONE - cut and fitted for stair treads, wall base and wall treatments in toilet rooms. The marble used in the lobby and corridors is a Utah "golden travis" shaded dark color with a polished finish. In all other areas the marble is white or light grey.

TERRAZZO -used for the floor treatment in high traffic, public areas (lobby and corridors), allowed easy sanitation and cleaning. The terrazzo is made of white, brown and red/pink marble chips laid in Portland cement mortar and divided by inlaid brass strips.

HARDWARE - Door hardware (knobs, handles, hinges) and railings are of cast polished brass.

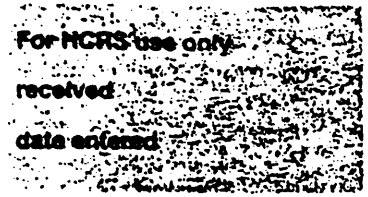
WOOD - Local wood was used for window frames, door jambs, trim, wainscot and doors. All wood on the inside of the building originally was stained and varnished knotty pine. Unfortunately, the majority of this wood has since been painted.

3. Workroom

The workroom, roughly 92 feet wide and 45 foot deep, is finished with wood block maple flooring in 1" stock. The walls have 4 foot high wood wainscot, with plaster above. The ceiling is of finished plaster. Three skylights in the lower roof over the west portion of the work room are made of wired glass; they provided abundant natural light to the work area.

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4. Second Story

The second story is divided into 11 offices and large women's and men's restrooms. It is finished with plaster on the walls and ceiling. With the exception of the terrazo corridor running north to south it had wood floors, base and trim. The original floors are now covered with asbestos tile or carpet.

5. Basement

The basement originally contained a large swing room, boiler room and fuel room. A janitorial room, storage rooms and restrooms filled the rest of the space. It is finished with a cement floor. The walls and ceilings are unplastered. A chimney extending from the boiler room in the southwest corner was used for the original coal fired heating systems.

6. Restrooms

All the restrooms have 6 feet wainscot and partitions of light grey marble. The remaining portions of the walls and the ceilings are finished with plaster.

7. Lighting

All of the original incandescent lighting and light fixtures have been changed. Today flourescent lighting is used throughout the building.

F. MISCELLANEOUS

1. Irrigation

The Old Post Office has an underground irrigation system considered elaborate even by today's standards. Shrubs lining the north and south facades and beautiful large pine trees on the north end of the property nicely contrast with the rectangular building.

2. Environment

The environment immediately surrounding the Old Post Office is predominately commercial and governmental. Immediately adjacent to the block on which the building site begins is one of the city's oldest residential communities. Off the corner of the block lies Drake Park, the center of Bend's summertime activities. The building itself is physically attractive. The Old Post Office's unique "buff" color stands out among the several other older buildings which are of red fired brick.

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 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 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 checked="" type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates 1932-1933 **Builder/Architect** James A. Wetmore, Supervising Architect of the Treasury; Charles Weitz Sons, Inc., Contractor

Statement of Significance (in one paragraph)

The old United States Post Office in Bend was erected under the direction of James A. Wetmore, Supervising Architect of the Treasury, and was opened for use in 1933. It meets the "50-year rule" and National Register criteria "a" and "c." A two-story, brick-faced building of reinforced concrete having a sub-grade basement and a single-story rear workroom, the Post Office is a noteworthy example in Oregon of Stripped Classical architecture in which historical ornament is subordinated to a modernistic emphasis of geometric volume. While the plan is a familiar standard employed by the Treasury Department in the Depression era, the surface handling of brick and terra-cotta trim is especially pleasing. The freely adapted classical anthemion motifs on the capitals of colossal, fluted facade pilasters are not found in other post office buildings of the era in the state. The Old Main Post Office in Bend was declared excess real property by the U. S. Postal Service in 1981 and was disposed of to Deschutes County late in the following year. The property subsequently was acquired by private parties who plan an adaptive use project complying with the Secretary of the Interior's Standards. The Federal surplus process triggered Section 106 review under provisions of the National Historic Preservation Act, and thus the property was officially determined Register-eligible by the Keeper in 1980. The significance of the building as a stately symbol of the Federal presence, as a short-term stimulus to the local economy, and as a showplace of regional lumber products is outlined in detail below.

A. GENERAL

Construction of the old United States Post Office in Bend, Oregon, ("the Old Main Post Office"), was commenced in 1932. A product of the Public Buildings Program, the Post Office is one of a limited group erected during the Depression era in an effort to relieve unemployment and stimulate economic recovery. The building's "Stripped Classical" style, a transitional design of classical and modern stylistic elements, epitomized Federal architecture of the period.

The Old Post Office established "Federal Presence" for the first time in Bend and the surrounding area. The architectural design is singular in the community. The building contributed to the area's economic development during both its construction and the ensuing fifty years service as the central distribution point for Bend's postal service.

Today, the Old Post Office remains a symbol of Federal authority in a culturally and economically important region of the state. Bend is the business and recreational hub of Central Oregon. Its history traces the transition of the area from a timber - to tourist-based economy. The scenery, accessibility and recreation draw tourists from around the country. The area also supports a diverse and growing population.

9. Major Bibliographical References

See Continuation Sheet

10. Geographical Data

Acreeage of nominated property less than one

Quadrangle name Bend, Oregon

Quadrangle scale 1:24000

UTM References

A 110 631501210 41871941910
Zone Easting Northing

B
Zone Easting Northing

C

D

E

F

G

H

Verbal boundary description and justification The old United States Post Office occupies all of Lots 9, 10, 11 and 12 of Block 5 of the Plat of Bend, in Deschutes County, Oregon. The nominated area is located in Section 32, Township 17S, Range 12E, Willamette Meridian.

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

state N/A code county code

state code county code

11. Form Prepared By

name/title Donald N. Bauhofer and Terry Kern

organization The Post Office Plaza date August 14, 1984

street & number 516 NW Drake Road telephone (503) 389-1444

city or town Bend state Oregon 97701

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 January 2, 1985

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

Entered in the National Register

date 2-14-85

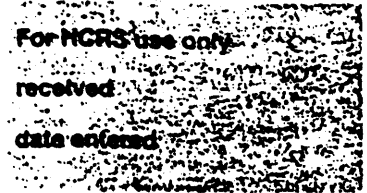

Keeper of the National Register

Attest: _____ date _____

Chief of Registration

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The Old Post Office occupies a unique location within the Bend community. At the intersection of the two major arterial streets, it stands as a constant reminder of the Federal government's attitudes and activities of the 1920s and 1930s. National Register listing will help to ensure that this regionally important monument remains visible to the thousands of people who pass in front of it every season.

B. THE NEED FOR A FEDERAL POST OFFICE BUILDING

The original Bend Post Office was established on January 18, 1886. It was located in the cabin of John Sisemore, in an area that now is the south portion of the city of Bend. Mr. Sisemore was the initial postmaster. William H. Staats succeeded Sisemore as postmaster on April 18, 1899. In 1902, Staats moved the office to the Staats Ranch three miles further south. Unhappy with the name "Bend," Staats made several attempts to change the name of the Post Office. He finally settled on "Deschutes."

The direct ancestral line of the current Bend Post Office had its genesis on March 7, 1904 with the founding of a separate Bend Post Office. The office was located on the corner of what is now Newport and Wall, very near the subject building. Albert Grant was named postmaster. The Deschutes and Bend Post Offices operated simultaneously until June 30, 1906, when the Deschutes was discontinued.³¹

The demands of the growing Bend community led the Post Office to change locations several times over the succeeding 20 years. Significantly, each of these locations was on Wall, the principal downtown street (and the location of the Old Post Office). Although adequate for the period, the buildings that housed these early post offices were made of wood and poorly constructed.²³ By 1915 it was becoming evident that a more permanent location and a structurally sound facility would be required to service Bend's growing population.²⁻⁵

During the 1910s and 1920s, the federal government was offering to fund new construction in qualified cities. "Standard" post office buildings came in different sizes. For a given locality, size classification was based upon annual postal receipts. Postal receipts consist of stamp sales, box rent, and newspaper and third class publication mailing. Receipts provided a direct means of determining the amount of mail being handled by the post office; they also were a valuable index of the growth and prosperity of the city.³³

Postal receipts in Bend grew steadily from the opening of the original post office in 1904. A significant jump occurred in 1911 with the construction of the railroad.¹ Another jump occurred in 1915-1916 with the opening of two large area saw mills. During this period total receipts increased over 200 percent, from \$2,600 to over \$8,000.³ The local Post Office sent a request to Washington D.C. for funding for a badly needed new building.⁵ At the time, however, the government was preoccupied with pressing foreign affairs. With the onset of World War I in 1917, all hope for an immediate response was lost. Construction of all new public buildings came to a halt and would not start up in any volume until the middle of the 1920s.³³

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C. THE PUBLIC BUILDING ACT OF 1926 ULTIMATELY LED TO GOVERNMENT FUNDING

The Public Building Act of 1926 was a direct response to increasing demand for public buildings. Known also as the Keyes-Elliott Act, the Act of 1926 established new federal construction regulations. It also appropriated funds for the construction of federal buildings in cities where they were most needed. The stipulation that the construction of federal buildings was to be need-based, and the need was to be determined by a team of Post Office Department personnel was a new concept in federal construction management. Ultimately, it lead to the selection of Bend as a new post office site. The determination that Bend actually needed a new Post Office building arose from a survey conducted jointly by the Postmater General and the Secretary of the Treasury in 1927. But, as one will see, history again intervened, and the construction of the Old Bend Post Office was delayed for several years.³³

Throughout the 1920s, Bend's postal receipts continued to show impressive gains.⁶⁻⁸ By 1925, total receipts exceeded \$40,000, qualifying Bend as a first class post office in June, 1926.⁹ With the completion of the 1927 survey, Bend's rating made it a strong candidate for a federal building. A total of 2,311 cities identified. Of these, 799 had annual receipts of over \$2,000, and Bend was among the larger of this group.³² Postmaster J. J. Hogan, of the office of the Supervising Architect of the Treasury Department, state Senator Charles McNary and State Representative N. J. Sinott all lent support to the petition for a new post office building in Bend.¹⁰

Despite this strong support, construction did not start right away. Implementation of the federal building program (of which the project was a part) was stopped almost before it started by the crash of 1929 and the subsequent depression. Construction of all federal buildings would have to wait.³³

On May 31, 1930, Congress amended the Act of 1926 to allow for increased funding for public buildings and more flexible construction regulations. The amendment was a direct response to the severe economic depression that gripped the country. Although distinct from Roosevelt's WPA projects, the 1930 amendment similarly attempted to push the country toward a recovery. It was in part successful, giving rise to a series of public works projects. As an example, the vast expansion of the Public Buildings Program during the early 1930s resulted in the construction of three times as many federal post offices as had been built during the previous 50 years.³³

Fortunately, due to the continued success of two large local saw mills (Shevlin-Hixon and Brooks Scanlon) Bend's economic and population growth continued strong throughout the depression.^{11,12,32} Consequently, when the time came to re-evaluate a new post office in Bend, there was little debate over the need. On June 21, 1930, the House of Representatives, acting under the Federal Deficiency Appropriation bill of 1926, appropriated \$155,000 for the construction of a federal building to house the Bend Post Office and U. S. Forest Service. Significantly, buildings of this magnitude generally were funded only in cities substantially larger than Bend. The size of the project evidences the government's optimistic view of the Bend area and its timber-based economy.

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D. SELECTION OF THE POST OFFICE SITE

Planning for the Bend Post Office began in October, 1930, when W. Arthur Newman, Site Agent for the treasury department, and P. L. Neil, Post Office Inspector conducted hearing on the selection of federal building sites.¹⁴ Government specifications required that the site be near the center of the business district and have an area of at least 28,000 square feet, frontage of at least 160 feet on the principal street, and a lot large enough to allow an open space of 40 feet on all sides of the building. Several sites were up for bid, but the arguments in favor of the selected site were many. A local writer commented on the proceedings as follows:

"The present center of population in Bend is a short distance south of the corner of Wall Street and Franklin Avenue the business center within 500 feet of that corner and the center of the present post office carrier system within 700 feet of that corner. In addition to these factors pointing to the desirability of a post office site near the Wall-Franklin intersection, mentioned was the civic center which has been growing up south of Franklin and near Wall Street. The high school building, gymnasium and Reid school are public buildings now located in that district."¹⁵

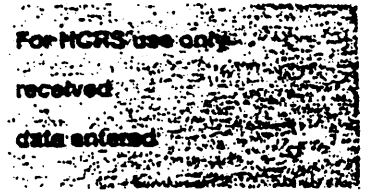
In addition to the foregoing, a county library had been proposed for the same district, and this factor also was mentioned at the hearings. As a result; the corner of Wall and Franklin (745 NW Wall Street) was selected, and ground was broken on April, 1932.¹⁷

E. PURCHASE OF THE SITE

Land for the new building was purchased from W. H. Staats, an early settler of the region and a retired postmaster (mentioned in Section B, above). Portions of the land were previously owned by F. E. Alvord, Minnie Kaul, Joseph N. Hunter, Peter B. Johnson and Laura Gilcher Peters. The land was platted as early as 1904 and a map was filed with recorders office in 1910.³⁰ At the time of purchase by the government, the land was occupied by the Lawrence building, a 22 year old structure. The Lawrence building once housed the Bend Bulletin and at one time was the largest building in Crook County (as this part of Deschutes County was then known). It later became a house of ill repute. Damaged by fire in the 1920s, the building sat empty until torn down in preparation for construction of the new post office.³⁶

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F. CONSTRUCTION OF THE OLD POST OFFICE

The federal government was the original owner of the Old Post Office. Architectural design and plans were developed by agencies within the federal government under the supervision of J. A. Wetmore, the Treasury Department's Supervising Architect. Wetmore was at the time near the end of a career spanning over forty-five years in the Supervising Architect's office.³³ Charles Weitz Sons, of Des Moines, Iowa was the general contractor. Their low bid was \$97,386.00.⁴⁰ Construction began April, 1932. The cornerstone, laid July 14, 1933 reads:

"Ogden L. Mills
Secretary of the Treasury
James A. Wetmore
Acting Supervising Architect
1932" (19)

Construction of the building was completed in June, 1933, apparently without any significant delays.

Many of the materials used in construction were imported to the areas, including the marble, terrazo flooring and special facing bricks for the veneer finish.⁴⁰ Whenever possible, however, local contractors and materials were used. This employment provided an obvious boost to the local economy. James Crawford received the sand and gravel contract, and Fred Van Matre did the excavation.¹⁷ Van Matre's local brick yard was tapped for the "backing" bricks. As a result, Van Matre hired additional labor for six weeks during the production of the 175,000 bricks required. Other local establishments benefited from the purchase of food and supplies.¹⁸

A major concern of local businesses and Bend's Chamber of Commerce was the incorporation of local wood products into the construction of the Old Post Office. Visitors would be able to view local woods if they were displayed in a decorative manner. The local groups proposed knotty pine for the finish work in the public lobby, the postmaster's room and the offices occupied by the forest service. Other local woods were suggested for the sash on all exterior openings.²⁰ Original photographs of the lobby illustrate the beautiful use of wood throughout the main floor area and the contribution it made to the overall beauty of the building.³⁸

G. THE OLD POST OFFICE POSSESSES A NUMBER OF SIGNIFICANT ARCHITECTURAL FEATURES

The increased federal construction during the early 1930s did not affect the existing design policy for small post offices such as Bend's. Standardization remained the dominant theme. The attached floor plan shows a public lobby separated from the work room, standard offices, a platform and an observation deck. These features, along with the exterior of the building, bear striking resemblance to post office specifications created in 1915 by Secretary of Treasury William McDoo, chairman of the Public Buildings Commission. Differentiated only by the "streamlined" design and minimal ornamentation, the character of the first class post office

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building for the size of Bend's was:

"Brick facing with stone or terra-cotta trimmings; fireproof floors, non-fireproof roof; frames, sashes, and doors wood; interior finish to exclude the more expensive woods and marbles; the latter used only where sanitary conditions demand; public spaces restricted to very simple forms of ornament."³³

These specifications ultimately were governed by economic considerations. Consequently, the classical message intended in all government buildings was often modified. The Old Post Office provides a good example of the compromise: An ornamented facade and lobby on an otherwise plain concrete building met the economic constraints of the time but still conveyed the strength and ideals sought to be communicated through federal architecture during the 1930s.³³

A large number of federally funded post offices were built in the state of Oregon between 1930-1940. All of these buildings share substantial structural similarities. The Corvallis Post Office, for example, built in 1932, is almost an exact duplicate of Bend's. The Old Post Office was among the first built, and of the early group is the only one remaining in substantially original condition.³⁴

H. THE HISTORY OF OPERATION

When the Old Post Office opened in June, 1933, the postal service utilized the main floor and basement; the United States Forest Services occupied offices on the second floor.²³ To meet the demands of Bend's growing population, the postal service took over the entire building in the middle of 1940. The building functioned adequately until the mid-1960s.³⁵ Postal receipts were by then over \$300,000 annually, up 550 percent from the \$45,000 volume of 1933.²² A finger dock was added in the late 1960s for sorting and unloading mail. In 1972 the postal service leased a building located across the street, at 812 Wall Street, and moved all carriers into that building. The added space provided temporary relief to the crowded conditions at the Old Post Office, but negotiations for a new location were even then underway.

The postal service decided it could not afford extensive remodeling, nor was there any room for expansion at that location. Moving to a new location became inevitable. The service wanted to keep the main post office in the downtown area, but felt there were no suitable locations. In 1978, therefore, the main post office moved into larger, newly constructed quarters at 2300 NE Fourth. This location is out of downtown and just off of Highway 97, the city's main north-south artery.

Due to the high concentration of businesses in the downtown area, the postal service decided to retain a classified branch, or service station, in that area.³⁵ Although the Old Post Office was not large enough to handle the increased load by 1978, once it became a classified branch the building was too large to be cost effective.

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Heritage Conservation and Recreation Service

National Register of Historic Places
Inventory—Nomination Form

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Consequently, the downtown classified branch moved to a new, smaller location at 47 NW Oregon, in January, 1983. On that date, postal service ended in the Old Post Office. It had given 53 years of excellent service to the Bend community.³⁷

I. PRESENT USAGE OF THE BUILDING

Deschutes County purchased the building for \$206,000 in January, 1983, to be used for office space. The county subsequently decided it could not afford the cost of necessary remodeling, estimated at \$389,000. In April, 1984, the building was appraised at between \$291,000 and \$321,000 in its current condition.²⁵ The deed to the building was signed over to its current owners, Donald N. Bauhofer and Thomas P. Donnell in July, 1984. Current plans are to rehabilitate the building as a multi-use facility.²⁶

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ARTICLES AND ABSTRACTS:

Bend Bulletin Newspaper (microfilm) - Deschutes County Library
 507 NW Wall Street
 Bend, Oregon 97701
 Phone: 503-388-6677

1. Bend Bulletin - March 10, 1911, p 9.
2. Bend Bulletin - April 5, 1911, p. 1.
3. Bend Bulletin - November 17, 1915, p. 8.
4. Bend Bulletin - December 30, 1917, p. 1.
5. Bend Bulletin - January 3, 1917, p. 9.
6. Bend Bulletin - November 1, 1922, p. 1.
7. Bend Bulletin - February 14, 1923, p. 1.
8. Bend Bulletin, February 26, 1924, p. 1.
9. Bend Bulletin, June 1, 1926, p. 1.
10. Bend Bulletin, August 4, 1926, p. 1.
11. Bend Bulletin, January 7, 1927, p. 1.
12. Bend Bulletin, January 7, 1930, p. 1.
13. Bend Bulletin, June 21, 1930, p. 1.
14. Bend Bulletin, October, 24, 1930, p. 1.
15. Bend Bulletin, October 25, 1930, p. 1.
16. Bend Bulletin, April 8, 1932, p. 1.
17. Bend Bulletin, April 18, 1932, p. 1.
18. Bend Bulletin, June 14, 1932, p. 1.
19. Bend Bulletin, July 14, 1932, p. 1.
20. Bend Bulletin, January 9, 1933, p. 1.
21. Bend Bulletin, January 14, 1949, p. 1.

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Bend Bulletin Newspaper located at - Deschutes Historical Center
129 NW Idaho
Bend, Oregon 97701
Phone: 503 389-1813

22. Bend Bulletin, December 14, 1965, p. C-1.
23. Bend Bulletin, March 26, 1976, p. 57.
24. Bend Bulletin, April 24, 1983, p. C-4.
25. Bend Bulletin, April 9, 1984, p. B-1.
26. Bend Bulletin, April 11, 1984, p. 1.

BOOKS - PAMPHLETS

27. Clark, Rosalind; Oregon Style: Architecture from 1840 to the 1950's, Professional Book Center, 1984.
28. Hatton, Raymond; Bend In Central Oregon, Binford 6 Mort, 1978, pp. 30-73.
29. Herford, Perry; "Walking Historic Tour", Deshutes County Historical Society, 129 NW Idaho, Bend, Oregon, 97701, May 20, 1984.
30. Historic Significance Survey, Postal Service Property, August 8, 1980.
31. McArthur, Lewis L.; Oregon Geographic Names, Edwards Bros., 4th edition, 1974, p. 216.
32. National Register of Historic Places Inventory Nomination Form; Prepared by Keith Clark on behalf of Brooks Scanlon Corporation, May 11, 1978, including references cited therein.
33. United States Postal Service, "History of Post Office Construction 1900-1940, July 1982. Information available - Office of Real Estate, 475 L'Enfant Plaza, SW, Washington DC, 20260.

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PERSONAL REFERENCES

- 34. Tony Anderson and Jim Kolva
 Hayworth & Anderson
 West 220 Main
 Spokane, Washington 99201
 Phone - 509 624-1222
 Connection: Conducted surveys of Oregon Post Offices

- 35. Randy Craig
 1346 NE Purcell
 Bend, Oregon 97701
 Phone - 503 382-0558

- 36. A. A. "Bud" Hunter
 1374 NW Columbia
 Bend, Oregon 97701
 Phone - 503 382-5168
 Connection: Employed by U.S. Postal Service; Mail Carrier; resident
 of Bend since 1909.

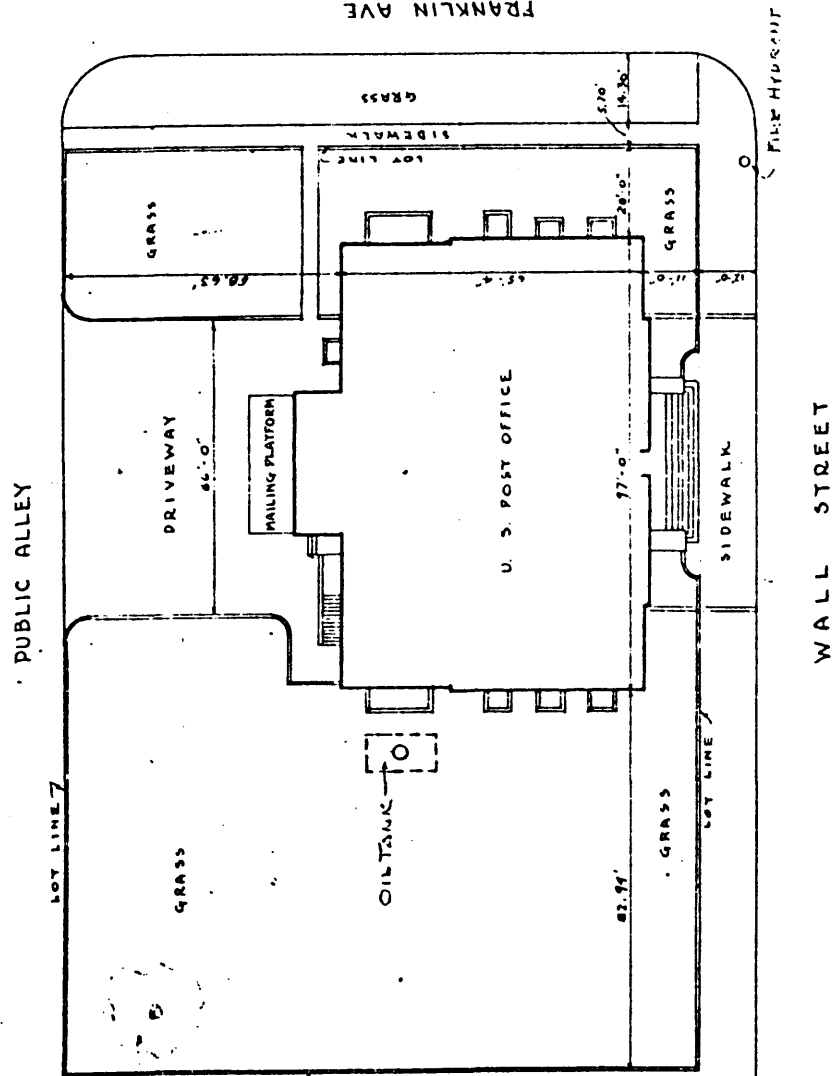
- 37. Ronel R. Marsh
 1399 NE Drost Drive
 Bend, Oregon 97701
 Phone - 503 382-0818
 Connection: Employed by U.S. Postal Service, February 4, 1955 -
 current.

MISCELLANEOUS

- 38. Progress Reports and Inspection Photos; on file at the Old Post
 Office, 745 Wall Street, Bend, Oregon, 97701.

- 39. Construction Drawings from the Office of James A. Wetmore, dated 1925
 thru 1931; on file at Huston-Barber Architects, 20360 Norwood Rd.,
 Suite B-3, Bend, Oregon 97701.

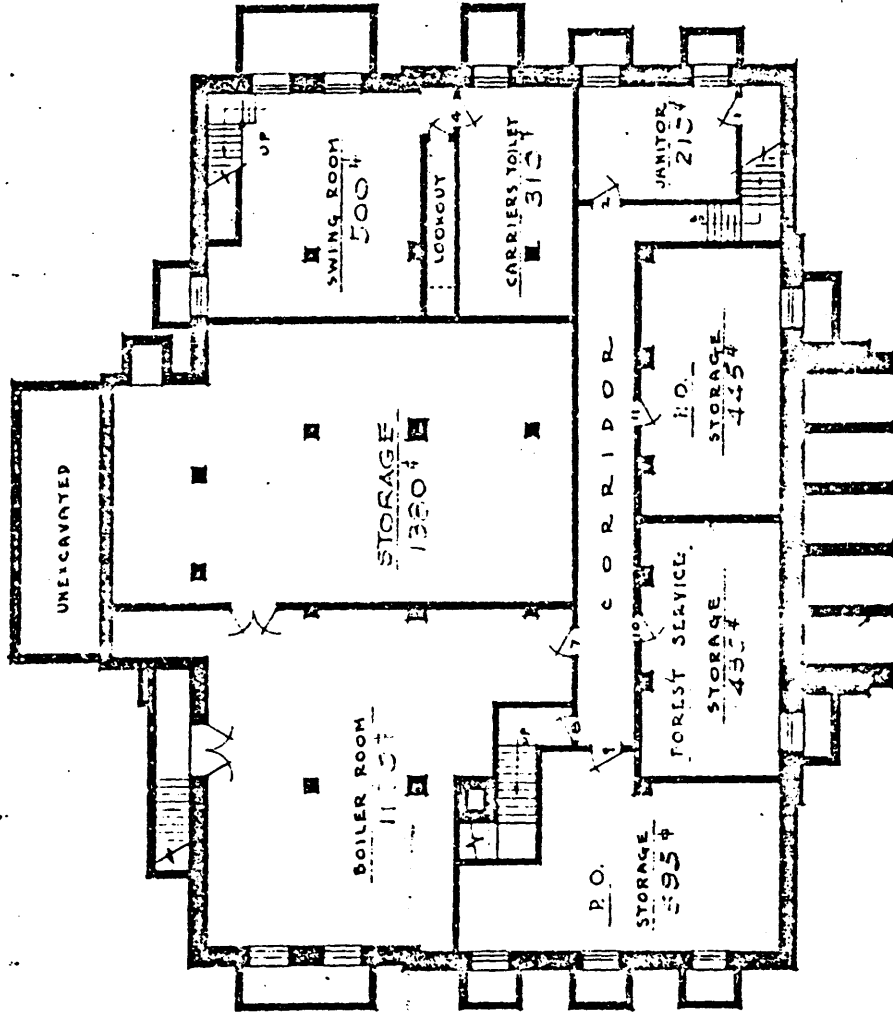
- 40. Specification for the Construction of the United States Post Office,
 Etc., at Bend, Oregon; Treasury Department, Office of the
 Supervising Architect, Washington DC, January 5, 1932. On file at
 the Old Post Office, Bend, Oregon.



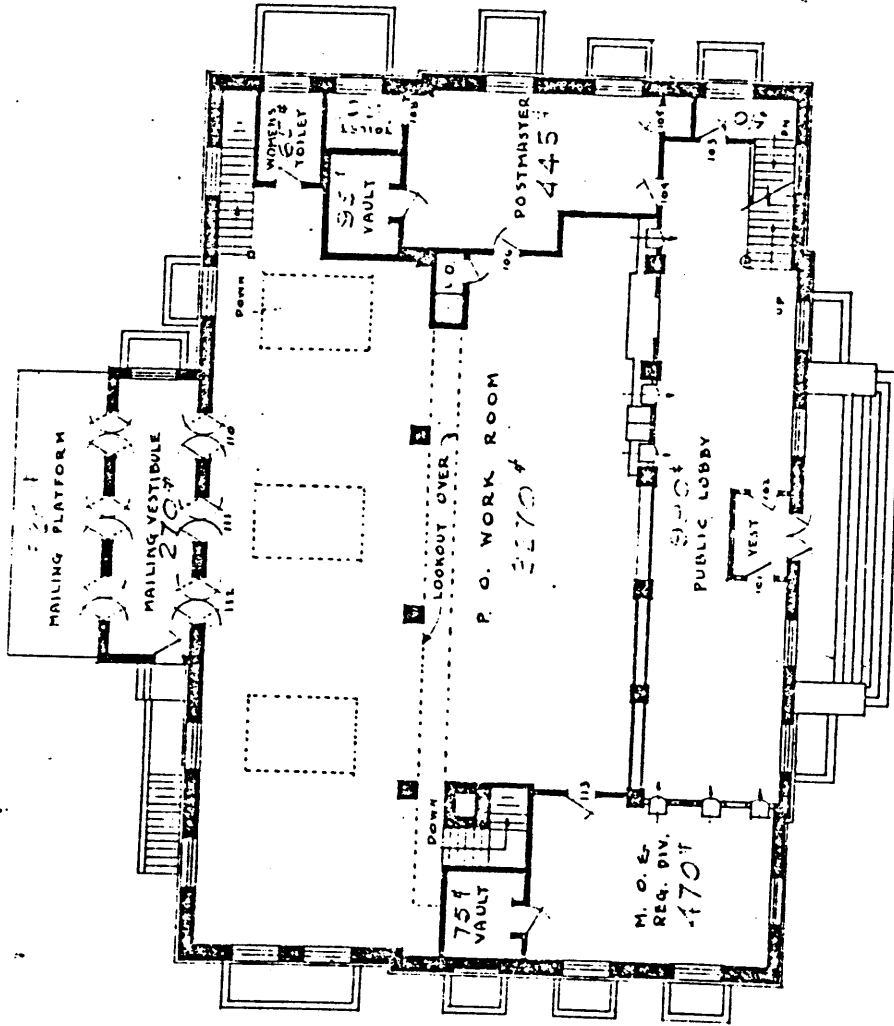
GRAND TOTALS FOR BLDG.
 NET AGENCY AREAS (NCH. P.O.) 4490 Sq. ft.
 NET " " (P.G.) 7955 "
 NET ASSIGNABLE AREAS 12450 "
 MECH., CONST., & CIRC. AREAS 5305 "
 GROSS AREA 17,755 "
 VOLUME
 GROUND AREA OF BLDG.
 NET AREA OF LOT
 GROSS AREA OF LOT

ASSIGNMENT
 APPROACH PLAN
 SCALE 1/32" = 1'-0"

U. S. POST OFFICE - ETC.
 BEND, OREGON
 DRAWING NO. A 5.1
 DRAWN BY BENCH. 6-22-32



BASEMENT	
NET AGCY AREAS (NON HOJ)	2020 ⁺
NET " " (P.O.)	1550 ⁺
NET ASSIGNABLE AREAS	3870 ⁺
MECH, CONSTR., & CIRC. AREAS	2835 ⁺
GROSS AREA	6705 ⁺

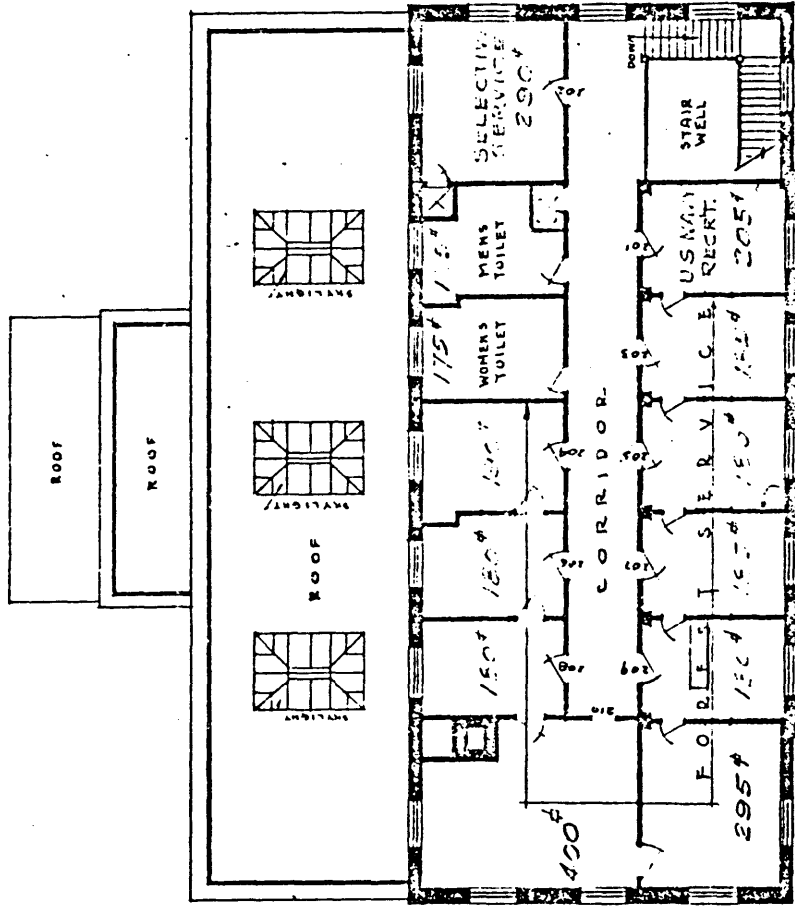


FIRST FLOOR
 NET AGCY. AREAS (NON RO.)
 NET " " " (P.O.)
 NET ASSIGNABLE AREAS
 MECH. CONSTR. & CIRC. AREAS
 GROSS AREA

6110 sq ft
 6110 sq ft
 555 sq ft
 6975 sq ft

**ASSIGNMENT
 FIRST FLOOR PLAN
 SCALE 1/16" = 1'-0"**

U. S. POST OFFICE - ETC.
 BEND, OREGON
 DRAWING NO. AS 3
 DRAWN BY BENCH (1-22-37)



3" V.P. THRU ROOF
VENT FOR LAVATORIES IN OFF. Rms 205 & 207

SECOND FLOOR--

NET ASGY. AREAS (NON. P.O.)	2470 #
NET " " (P.O.)	2470 #
NET ASSIGNABLE AREAS	1665 #
MECH. CONSTR. & CIRC. AREAS	407.5 #
GROSS AREA	

ASSIGNMENT
SECOND FLOOR PLAN
SCALE 1/16" = 1'-0"

U. S. POST OFFICE - ET
BEND, OREGON
DRAWING NO. AS4
DRAWN BY BENCH 6-22-32