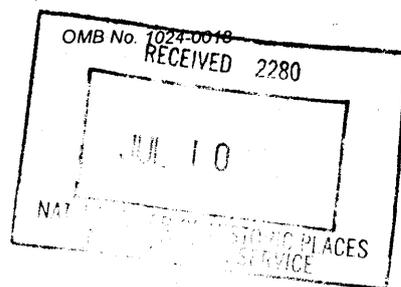


United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

9/11



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 Vashon Hardware Store
Other names/site number _____

2. Location

street & number 17601 99th Avenue SW N/A not for publication
city or town Vashon N/A vicinity
State Washington code WA county King Code 033 zip code 98070

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.)

[Signature] 7/15/00
Signature of certifying official/Title Date

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 certifying official/Title 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] 8/10/00
Signature of the Keeper Date of Action

Vashon Hardware Store
Name of Property

King County
County and State

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
(Do not incl. previously listed resources in the count.)

Contributing	Non-Contributing	
1	0	buildings
0	0	sites
0	0	structures
0	0	objects
1	0	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. Functions or Use

Historic Functions
(Enter categories from instructions)

COMMERCIAL: Specialty Store

Current Functions
(Enter categories from instructions)

COMMERCIAL: Specialty Store

7. Description

Architectural Classification
(Enter categories from instructions)

LATE 19TH & EARLY 20TH CENTURY AMERICAN:

Commercial Style/Moderne

Materials
(Enter categories from instructions)

foundation CONCRETE

walls WOOD: Shiplap/plywood

roof ASPHALT

other

Narrative Description

(Describe the historic and current condition of the property.)

SEE CONTINUATION SHEET

Vashon Hardware Store
Name of Property

King County
County and State

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property 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.

Areas of Significance

(Enter categories from instructions)

COMMERCE

ARCHITECTURE

Period of Significance

1890-1950

Significant Dates

1890, 1935

Significant Person

(Complete if Criterion B is marked above)

N/A

Cultural Affiliation

N/A

Architect/Builder

F. C. Gorsuch

A. C. Harrington

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 grave.
- D** a cemetery.
- E** a reconstructed building, object, or structure.
- F** a commemorative property.
- G** less than 50 years old or achieving significance within the past 50 years.

Narrative Statement of Significance

(Explain the significance of the property.) SEE CONTINUATION SHEET

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form.) SEE CONTINUATION SHEET

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 Engineering
- Record# _____

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other

Name of repository:

King County Landmarks & Heritage Program
506 2nd Avenue, Room 200
Seattle, WA 98104

Vashon Hardware Store
Name of Property

King County
County and State

10. Geographical Data

Acreage of Property Less than one acre

UTM References

(Place additional UTM References on a continuation sheet.)

1	<table border="1"><tr><td>10</td></tr></table> Zone	10	<table border="1"><tr><td>5</td><td>40</td><td>750</td></tr></table> Easting	5	40	750	<table border="1"><tr><td>52</td><td>54</td><td>790</td></tr></table> Northing	52	54	790	3	<table border="1"><tr><td> </td></tr></table> Zone		<table border="1"><tr><td> </td><td> </td><td> </td></tr></table> Easting				<table border="1"><tr><td> </td><td> </td><td> </td></tr></table> Northing			
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Verbal Boundary Description

(Describe the boundaries of the property.) **SEE CONTINUATION SHEET**

Boundary Justification

(Explain why the boundaries were selected.) **SEE CONTINUATION SHEET**

11. Form Prepared By

name/title Julie M. Koler, Historic Preservation Officer
organization King County Landmarks & Heritage Program date April 14, 2000
street & number 506 Second Avenue, Room 200 telephone (206) 296-8689
city or town Seattle state WA zip code 98104

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 Mr. & Mrs. Charles Barrentine
street & number P O Box 475 telephone (206) 463-3185
city or town Vashon state WA zip code 98070

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Section number 7

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DESCRIPTION

The Vashon Hardware Store is located on the southwest corner of the intersection of the Vashon Highway and 176th Street. The Vashon Highway runs nearly the length of the Island and serves as the main arterial for traffic to and from the Seattle-Vashon-Southworth ferry landing. It is situated within the commercial and business center of the community of Vashon which is concentrated along the highway and neighboring streets and is comprised of both historic and newly constructed buildings. Due to its corner location at the northern end of the business district, the Vashon Hardware Store is a prominent community landmark and particularly visible when approached from the north.

This store building is composed of two internally connected wood-frame structures with concrete foundations. Historically, the building housed two separate side-by-side commercial operations. The one-and-one-half story principal structure has a rectangular footprint measuring about 40 x 125 ft with a gable roof form. The smaller 16 x 40 ft wing is attached to the south side of this structure and has a shed roof form. Since 1973, the two structures have been internally connected. They are unified by a prominent storefront design that extends across the entire face encompassing both buildings.

The wood frame structures were initially constructed as two separate side-by-side buildings in c.1890. The original physical appearance of the buildings included a shed-roofed porch with wooden post supports that ran the length of both building facades. The main building included a gable roof with a prominent stepped, western-style false front façade that extended across to the smaller wing. Historic photographs indicate that by c.1913 business signage extended across the main façade, the building was clad with shiplap siding and painted advertisements were situated on the north side. In the mid-1930s, the covered porch was apparently removed and the original store buildings were expanded to the east. With the construction of a modern storefront and additional store and mezzanine, floor area was gained with the extension of the original gable roof form to the west.

The current storefront design dates from the 1930s remodel and exhibits Moderne stylist features with a horizontal emphasis and the use of curved elements. The one-part façade composition includes a horizontal bulkhead, a band of large display windows, a curved canopy. The façade is dominated by a curved false front which steps up in front of the gable end to give the impression of additional height to the main building. This stepped false front has rounded ends and is angled to 45-degrees at the corner of the building as a transition from to the north elevation and extends about 10 feet along that side of the building. Large wooden letters in a 1930s era typestyle are attached to the false front and identify "Vashon Hardware Co." above the store entrance. Echoing the lines of the false front is a flat-roofed canopy with a wide fascia, which cantilevers out and extends the length of the east façade and wraps around the corner. Other stylist elements include rounded concrete entry steps, smooth plywood wall surfaces, and the continuous band of large plate glass display windows. In combination, these features reinforce the horizontal line that is a hallmark of the Moderne style.

The principal entrance to the store is a single glass panel store door located to the right of center of the façade and on axis with the main building. A similar secondary entrance is situated to the south end of the façade, indicative of the once separate wing addition portion of the structure. The doors have plain surrounds and are flanked on both sides by large plate glass display windows. A total of

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eleven fixed windows extend across the façade. The windows are modern wooden sash and include mullions and muntins - dividing each window into four sections - smaller panes above larger. The present owners replaced the original windows. Because the new windows are very similar to the original window design and configuration and the mullions/muntins are painted a dark color, the fenestration has not been significantly altered. A simple round faced clock is located just above the principal entrance door. A small sign stating "Est. by George P. McCormick Jan. 1929" is located at the north end of the false front. The north elevation is clad with ship lap siding and includes a band of small square windows and a rolling delivery bay doors with a curved canopy cover and curb. The less visible west and south sides of the buildings have been recently clad with modern plywood panel type siding that was placed directly over the original ship lap siding. The replacement of the window sash and the addition of this cladding are the only notable exterior changes that have occurred since the building was remodeled in the 1930s.

The interior of the main store building has oiled wooden floors, open high ceilings, extensive wooden shelving and bin areas, and a long wooden sales counter. On the walls are various items of interest such as old photographs of Vashon, animal skins, and old tools, along with an extensive selection of traditional hardware merchandise. A mezzanine level business office is situated at the west end of the main store and the southernmost section of the building, which was formerly a separate retail space, is now used for storage purposes.

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STATEMENT OF SIGNIFICANCE

Summary Statement

Located in the commercial center of the community of Vashon on Vashon Island, the Vashon Hardware Store building was the first store in the community and is the only commercial building remaining from the earliest period of this rural business district. Initially built in 1890 as a general store, the building began to be used as specialty hardware store c.1929. The building façade was modernized in the mid-1930s with the addition of a distinctive false front designed in the Moderne style. The new storefront, which incorporates distinctive horizontal features and curved elements, has been little altered since its construction. The Vashon Hardware Store building has been in operation almost continuously - 110 years of service to Vashon residents - and is significant in the context of the commercial history of Vashon Island and rural King County architecture.

Vashon Island Historic Context

Most of Vashon Island is known to have been the aboriginal territory of predecessor bands of the Puyallup Tribe, who established winter villages along the shores of Quartermaster Harbor, toward the southern end of the Island. Ancestors of the Suquamish and Muckleshoot Tribes may have also inhabited northern and eastern portions of the Islands.

Euro-American settlement of Vashon Island began during the 1850s, primarily along the shores of Quartermaster Harbor, with logging and farming being the earliest vocations. Island pioneers purchasing land through the Donation Land Act established individual timber and homestead claims. Logging and milling companies including the Puget Mill Company purchased large tracts of timberland.

During the latter part of the 19th century, numerous communities were established along the Island's shoreline, serving a growing population with limited commercial establishments, and providing important maritime transportation connections to commercial markets in the growing cities of Tacoma and Seattle. Settlement of the inland areas of the Island occurred more slowly, due to the limited and rugged roads that connected the uplands with well-established steamboat landings dotting the shoreline.

Early industrial activities included shipbuilding and brick-making operations which were typically located on waterfront sites, with easy access to maritime transportation, and took advantage of abundant natural resources; fir and cedar trees, clay, sand and gravel. Brick making became the second most prosperous industry on Vashon after logging, acquiring materials from the blue-clay bank beaches of the Island. Quartermaster Harbor served as the location of several brickyards, the largest one being the Bleeker yard on the Burton peninsula. By 1893, at least eight brickyards were in operation around Quartermaster Harbor, with additional yards located along the eastern shore of the Island. Major shipbuilding operations were developed at Dockton, at the outlet of Quartermaster Harbor on Maury Island, with secondary activities at smaller waterfront communities on Vashon and

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Maury Islands. However, logging continued to dominate the local economy, as thousands of acres of timber were harvested, and milled at both local and off-island mills.

Settlement patterns and the early industrial history of Vashon are clearly reflected in the development of the Island's built environment. The construction of late 19th century vernacular buildings reflects the rough living conditions with log cabins with shake roofs being prevalent. As lumber mills became more widespread, wood-frame construction with board and batten cladding became most common. By the late 1880s, when planed lumber became generally available, builders were able to construct more elaborate Victorian residences.

Commercial / General Store Historic Context

Although Vashon Island was surveyed into sections in 1857, few settlers filed homestead claims until the 1880's when the population of the Island increased dramatically. Because the Island relied primarily on water transportation, most claims were located with easy access to the shoreline. As early as 1885, steamers were plying Puget Sound bringing supplies to Vashon settlers and, in turn, transporting their produce and eggs to Seattle and Tacoma markets. Before establishing regular routes, many of the boats were simply flagged down from the shore by Islanders wanting passage. One enterprising captain outfitted his boat with merchandise and brought his "floating department store" directly to Vashon customers.

As the steamer routes became better established, small retail stores were set up at or near various boat landings, including Cove, Lisabuela, Luana Beach, Colvos, Chautauqua, Vashon Landing and Portage. Because there were few roads on the Island, there was limited travel between communities and, in fact, this isolation bolstered self-sufficiency in these small settlements. Residents in each community came to depend on their corner grocery for daily supplies and the steamers for transportation to the mainland for other goods. The advent of ferry service in 1916 brought automobile transportation, which provided the stimulus for constructing better roads, which in turn increased contact between the communities. Some of the early stores suffered while others grew larger or introduced new services such as automotive repair and gas pumps. By the 1920s, Vashon Island had several paved roads the main business center was within the inland community of Vashon.

Of the myriad of early stores on Vashon Island, only a few continue to be used for their original purposes with minimal alterations. These include the Vashon Hardware Store and Harbor Mercantile (now Burton Trading Co.) in Burton. While some other historic general or specialty store buildings have survived, they have been converted to new uses and/or in most cases altered.

Vashon Hardware Store History

In 1890, Frank W. Gorsuch purchased this site from a Mr. Boerstler and built the initial general store building that gradually evolved into the Vashon Hardware Store. When he opened the store in 1891, he received supplies and merchandise overland from Vashon Landing, situated approximately one mile to the east. The store was the first commercial enterprise to be built in the community of

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Vashon and the fourth to be built on the Island during that year. Although the community of Center was larger than Vashon at that time, business was nonetheless steady.

In 1913, Gorsuch sold the business to two brothers, Fred and Henry Weiss. An historic photograph from this era shows the two portions of the original stepped false front and the covered porch that extended across the entire façade. The shiplap clad building also exhibited a facade sign reading "Weiss Bros., General Merchandise" and a painted wall advertisement for Fisher Flour on the north elevation. In 1917, the Weiss brothers sold the business to Robert Gerry who is known to have sold groceries, hardware, flour, feed, school shoes, wet weather goods, blankets, dry goods, notions and paint.

In 1921, Fred Weiss repurchased the business and took in a new partner, Ole Thorson. A green painted sign "Weiss and Thorson" was erected across the front of the building and the two men ran the store until about 1928 or 1929. Fred Weiss then moved his business across the street into a brick building on the northeast corner of the intersection. "Beall and Hanson", two wealthy Island residents who owned several commercial properties for investment purposes, had owned the general store building since the 1900s. After Weiss and Thorson moved across the street, the general store building remained vacant for a short period until C. G. Kimmel and George McCormick rented it in 1929.

C. G. Kimmel had been operating a nearby general store that offered a variety of merchandise, primarily groceries but also housewares, gardening supplies, and hardware. By 1929, the Mosquito Fleet ships were making frequent stops at Vashon Landing and bringing increased business traffic to the community of Vashon. Vashon had grown to be much larger than Center, and Kimmel's young clerk, George McCormick, saw an opportunity for expansion. He convinced his boss to go into partnership with him and to expand into the then vacant general store building. Because McCormick was particularly interested in the hardware portion of the business, all of the gardening and hardware supplies were relocated into this building leaving the groceries and general merchandise in the original Kimmel store. Eventually, McCormick bought out Kimmel's interest in the hardware portion of the enterprise, the business became known as the Vashon Hardware Store. Kimmel eventually outgrew his remaining premises and expanded to create the first supermarket on Vashon Island.

Around c.1935, the building owners, Beall-Hanson Company, hired A. C. Harrington to build additions to the west and east ends of the building and to add a distinctive Moderne style storefront. The building has been little altered in appearance since then and continues to stock the traditional specialty merchandise: garden tools, general hardware, some housewares, seeds and fertilizer. Until 1973, the smaller storefront within the south wing of the building housed various separate retail shops including a barbershop and a saw sharpening business. The hardware business and the entire building have remained the ownership of members of the McCormick family. George McCormick's daughters, Mary Jo Ballentine and Bonnie Shride and their husbands operated the enterprise after 1973. George McCormick's grandson, Gary Barrentine, currently owns and operates the hardware store. In addition to selling traditional hardware merchandise, the store displays historic photographs and houses a tool museum. In August 1986, it was designated a King County Landmark by the King County Landmarks and heritage Commission for its architectural and historic significance.

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Vashon Island News, October 28, 1920, March 11, 1921, November 17, 1921

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Interviews

Charles & Mary Jo Barrentine, May 12, 1986 and April 12, 2000

George McCormick, by telephone, June 30, 1986

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GEOGRAPHICAL

Verbal Description:

Lot 1-2 Block 1 Gorsuch add. To Vashon 1 & N ½ of 2

Boundary Justification:

The boundary for the nominated property includes the entire current legal land parcel directly associated with subject building.

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Photograph List

Vashon Hardware Store Vashon, Washington

- #1 View South along Vashon Highway SW (Context)
- #2 East and north elevations, looking southwest
- #3 East elevation
- #4 North and west elevations, looking southeast
- #5 West and south elevations, looking northwest

Date: May 2000
Photographer: Chapin & Kate Krafft, Seattle WA
Negative location: King County Office of Cultural Resources
Seattle, WA

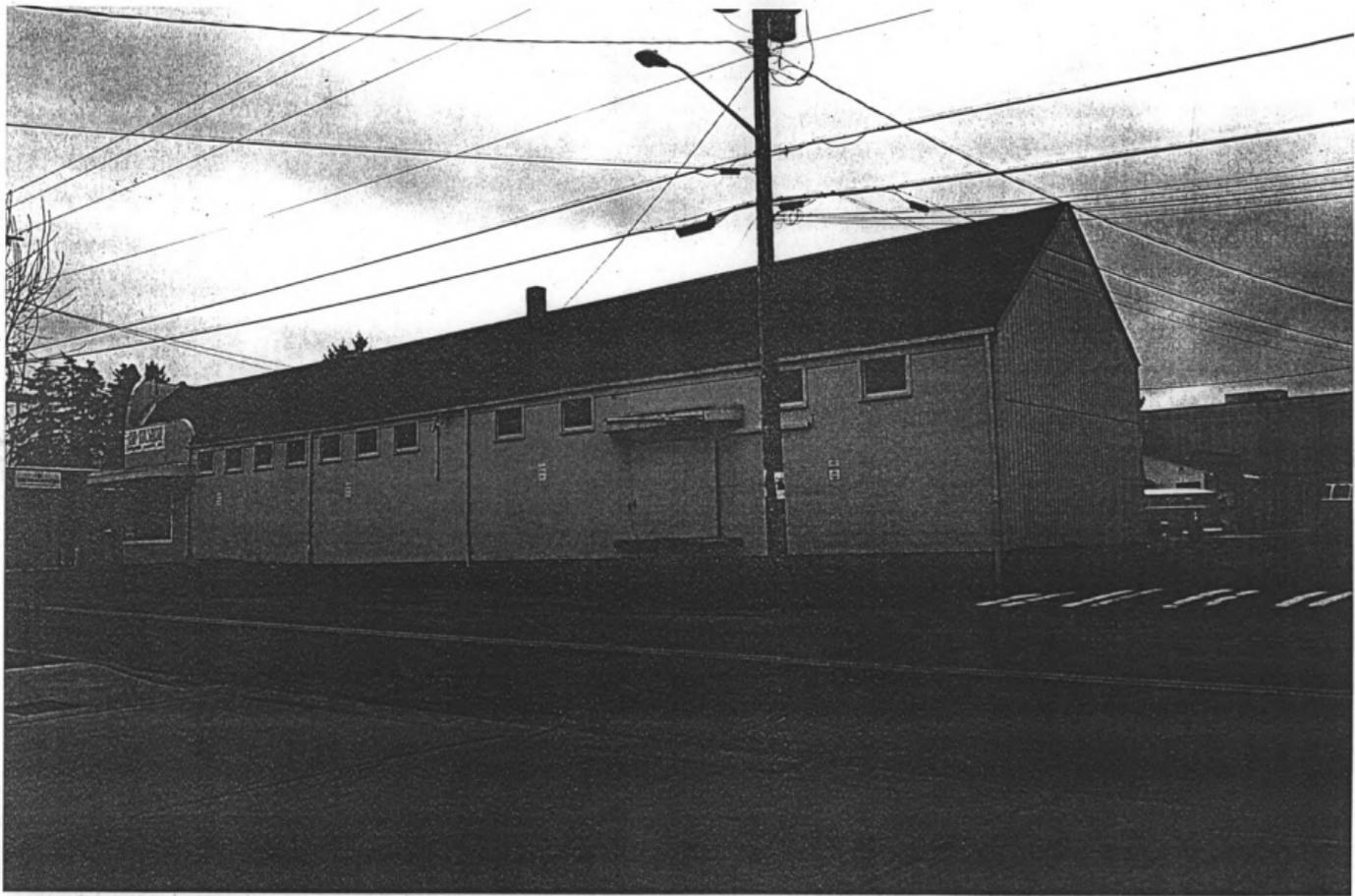
#5H [Historic view] Weiss Bros. Store, c.1913 - *photocopy*

#6H [Historic view] Vashon Hardware Store c. 1944 - *photocopy*

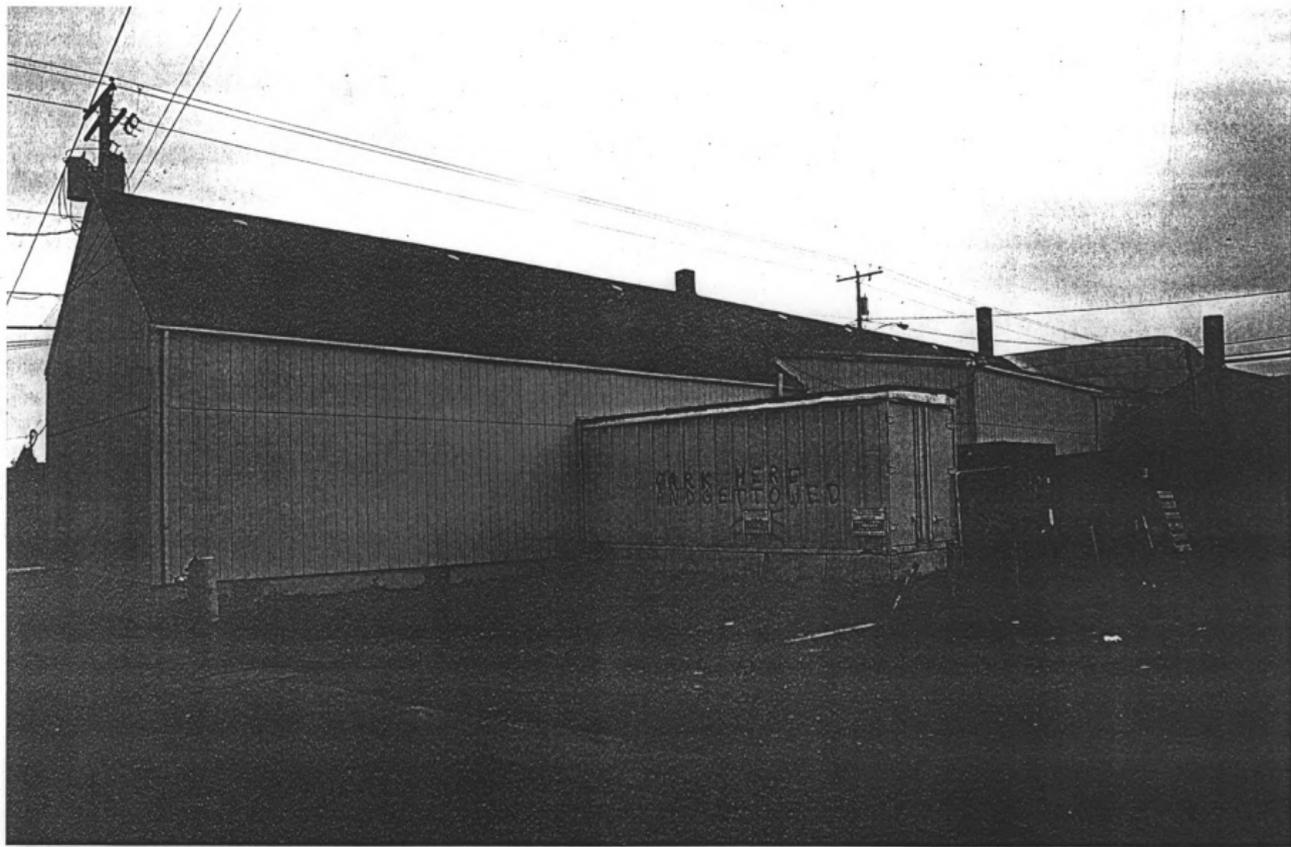


VASHON HARDWARE STORE
VASHON, WA

#1 1000

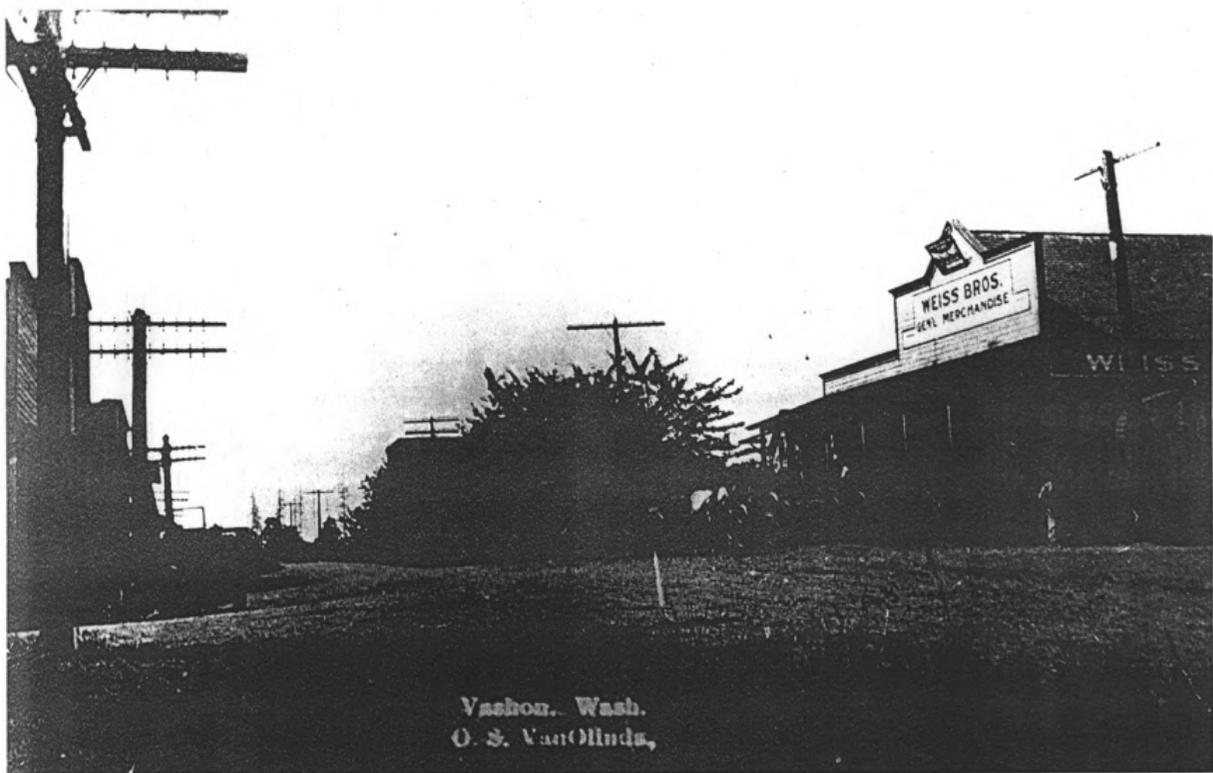


VASHON HARDWARE STORE
VASHON, WA



VASHON HARDWARE STORE
VASHON, WA

#11 LCIUP



Vashon, Wash.
O. S. VanOllinda,

Vashon, c 1910

Weiss Bros Store (later Vashon Hardware Store)

VASHON HARDWARE STORE

VASHON WASH

#4 HISTORIC VIEW



VASHON HARDWARE STORE
VASHON, WA

#6 HISTORIC VIEW