

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

DATA SHEET

FOR NPS USE ONLY
RECEIVED **DEC 8 1976**
DATE ENTERED **NOV 7 1977**

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

SEE INSTRUCTIONS IN *HOW TO COMPLETE NATIONAL REGISTER FORMS*
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

1 NAME

HISTORIC **Roeder (Victor A.) House**

AND/OR COMMON **Roeder Home (County Park)**

2 LOCATION

STREET & NUMBER **2600 Sunset Drive**

___ NOT FOR PUBLICATION

CITY, TOWN **Bellingham**

CONGRESSIONAL DISTRICT

___ VICINITY OF

2nd - Congressman Lloyd Meeds

STATE **Washington**

CODE **53**

COUNTY **Whatcom**

CODE **073**

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input type="checkbox"/> DISTRICT	<input checked="" type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input type="checkbox"/> AGRICULTURE <input type="checkbox"/> MUSEUM
<input checked="" type="checkbox"/> BUILDING(S)	<input type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input type="checkbox"/> COMMERCIAL <input checked="" type="checkbox"/> PARK
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> EDUCATIONAL <input type="checkbox"/> PRIVATE RESIDENCE
<input type="checkbox"/> SITE	PUBLIC ACQUISITION	ACCESSIBLE	<input type="checkbox"/> ENTERTAINMENT <input type="checkbox"/> RELIGIOUS
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> GOVERNMENT <input type="checkbox"/> SCIENTIFIC
	<input type="checkbox"/> BEING CONSIDERED	<input checked="" type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> INDUSTRIAL <input type="checkbox"/> TRANSPORTATION
		<input type="checkbox"/> NO	<input checked="" type="checkbox"/> OTHER: Cultural Center

4 OWNER OF PROPERTY

NAME **Whatcom County Park Department**

STREET & NUMBER **3373 Mt. Baker Highway**

CITY, TOWN **Bellingham**

___ VICINITY OF

STATE **Washington 98225**

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC. **Whatcom County Courthouse**

STREET & NUMBER

CITY, TOWN **Bellingham**

STATE **Washington 98225**

6 REPRESENTATION IN EXISTING SURVEYS

TITLE **Washington State Inventory of Historic Places**

DATE **1975**

___ FEDERAL STATE ___ COUNTY ___ LOCAL

DEPOSITORY FOR SURVEY RECORDS **Washington State Office of Archaeology and Historic Preservation**

CITY, TOWN **Olympia**

STATE **Washington 98504**

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input checked="" type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input checked="" type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

GENERAL STATEMENT

Commenced in 1903 and completed in 1908, the home of Victor A. Roeder was one of the early and grandest of homes erected in the fashionable, contoured Broadway Park residential plat. It was designed in a bracketed Tudor Gothic style by leading local architect Alfred Lee. The property, embracing slightly more than an acre, was deeded to Whatcom County for park purposes in 1971, and since that time it has been maintained as a cultural and social center. Arts, crafts and music classes; meetings, receptions and other events are regularly scheduled in the house on a rental basis. While few of the original furnishings remained in the house at the time of its acquisition by the County, the building is remarkably intact inside and out. The principal rooms have been refurnished in keeping with the period 1900-1925.

LEGAL DESCRIPTION

The Victor Roeder House is located in the SW $\frac{1}{4}$ Sec. 19, T.38N., R.3E., of the Willamette Meridian. It occupies Lots 15 through 21 of Block 165 of the Broadway Park Plat.

THE SITE

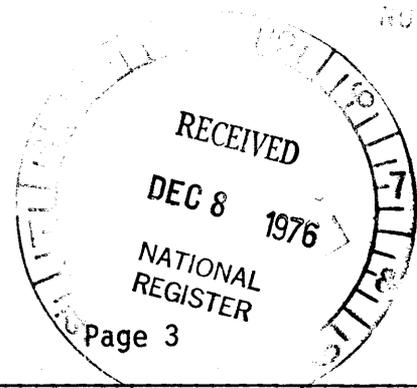
The site, a little over an acre in size, has its major frontage on a section of Broadway which is bowed in response to the oblong contour of the block. The property overlooks a compressed residential block one lot deep and, beyond it to the south, the larger of two sunken and contoured green strips making up Broadway Park. The house is sited on the westerly end of the property and is oriented in a southeasterly direction. The carriage house is offset to the northeast corner of the property, at the back of a paved driveway entering the property from Broadway. The rear property line is bounded by an alley which gives access to a semi-circular porte-cochere drive at the rear of the house. A spur from the port-cochere drive continues, serpentine-fashion, to the carriage house.

Landscaping is essentially open, with broad expanses of lawn accented by informal groupings of plant materials, including assorted evergreen shrubbery, rhododendrons, cherry and apple trees. Framed by two mature cedars in the foreyard, the front entrance is approached from the public sidewalk via a concrete semi-circular path. A low, coursed-stone retaining wall lines a bed of trees and shrubs which are massed to form a screen at the extreme north west corner of the property.

Homes in the surrounding neighborhood post-date the turn of the century and are generally well-maintained. Bungalows are predominant. Marking the entrance to the contoured Broadway Park development, the Roeder House is the focal point of a long vista up Broadway past block after block of homes and churches laid out on either side of the boulevard on skewed but conventional grids. Historic street lighting is present nearby in the form of a tapered standard with double urn-shaped lamps which is located on a small, triangular traffic island off the southwest end of the property.

THE BUILDING

The two-story house with basement and attic has a cross-axial lay-out arranged within an essentially rectangular plan measuring approximately 50 by 62.5 feet. The foundation is concrete and sandstone. Exterior facing material is graduated in apparent weight and



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second level are sitting rooms, bedrooms and an outdoor deck over the porte-cochere. Modest remodeling has been limited to the kitchen and bathrooms.

Elsewhere on the site, the carriage house has been renovated for use as a caretaker's residence. Originally a single-story structure with patterned brick exterior walls and a bracketed gable roof matching those of the main house, it has been expanded with a partial second story and a one-room addition. Some time after 1971, when the property was acquired by the County Parks agency, a concrete parking apron and a single-story utility shed were inserted between the main house and the caretaker's residence. These latest additions at the rear of the property are not apparent from the public way.

8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input checked="" type="checkbox"/> COMMUNITY PLANNING	<input checked="" 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/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES	1903-1908	BUILDER/ARCHITECT	Alfred Lee, Architect
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STATEMENT OF SIGNIFICANCE

GENERAL STATEMENT

The Victor Roeder House is significant to the city of Bellingham as an intact example of turn-of-the-century period revival architecture designed by one of the city's leading early day architects, Alfred Lee. Lee is best known for his design for the New Whatcom City Hall (1892) and for supervising construction of the main building of New Whatcom Normal School (1896-1899) and designing its later additions of 1901 and 1907. Roeder, a founder and president of Bellingham National Bank, was the son of Captain Henry Roeder, who with others established the first settlement on Bellingham Bay in 1852. Victor Roeder commenced his home building project following his father's demise in 1902, at which time, as the sole surviving male heir, he inherited a sizable estate. His bracketed Tudor Gothic home was among the first and the grandest of houses erected in the fashionable, new, contoured Broadway Park Plat.

THE ROEDER FAMILY: BELLINGHAM BAY PIONEERS

Settlement of Bellingham Bay on Puget Sound in the extreme northwest corner of Washington's mainland is generally dated from December 1852, at which time Henry Roeder and R. V. Peabody arrived by canoe from Seattle in search of industrial opportunities offered by vast supplies of timber and water power. They promptly took up claims and erected a saw mill at the mouth of Whatcom Creek, which was named for the native Indian term meaning falls, or "tumbling water." Subsequently, land claims were taken up all around the bay. Beginning in 1858, rival townsites grew side by side, merged, and ultimately evolved as the single city of Bellingham following a 1903 referendum. While Bellingham did not become the northwest coast terminus of the Great Northern railroad as once anticipated, its deep-water port facilities connected by rail to points south and north, and its ready access to timber, coal and other resources made it a prosperous manufacturing center. At the time of its consolidation in 1904, Bellingham numbered its population at 22,632 and was the fourth largest municipality in the state.

Henry Roeder (1824-1902), founder of the first of the Bellingham Bay settlements, emigrated from Germany with his parents in 1830 and settled in Erie County, Ohio. For a decade the young Roeder worked as a deckhand and sailor on the Great Lakes, but the honorific "captain" stemmed from later days on Puget Sound. He had been lured to California by gold in 1850, but was subsequently attracted north to Oregon Territory by commercial fishing and lumber manufacturing prospects. After settling on Bellingham Bay, he amassed a fortune in timber and real estate. Not least of his varied enterprises was development of a quarry on Chuckanut Bay south of Bellingham which produced an exceptional gray sandstone much in demand for building purposes in the region throughout the later 19th century. A. B. Mullett's U. S. Courthouse and Custom House in Portland, Oregon, completed in 1875, was among the most

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Interview, August 13, 1976: Molly Bartholick, Cultural Coordinator, Roeder Home County Park, Bellingham. Tel: (206) 733-6897.

Morris, Dean, preliminary National Register nomination form on Roeder Home, March 15, 1971. "Roeder Home", Whatcom County Parks leaflet, undated. Contains diagrams of floor plans. The original plans were destroyed in an office fire after the property was acquired by the County in 1971.

(see attached sheet)

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY ca. 1.1 acres

UTM REFERENCES

A

1	0
5	3,8
3	5,0

5	4
0	1
3	1,0

B

C

D

VERBAL BOUNDARY DESCRIPTION

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE CODE COUNTY CODE

STATE CODE COUNTY CODE

11 FORM PREPARED BY

NAME / TITLE

Elisabeth Walton Potter, Historic Preservation Specialist

ORGANIZATION

Office of Archaeology and Historic Preservation

DATE

October, 1976

STREET & NUMBER

P. O. Box 1128

TELEPHONE

(206) 753-4117

CITY OR TOWN

Olympia

STATE

Washington 98504

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

Aubrey M. Sholnick

TITLE

State Historic Preservation Officer

DATE

November 30, 1976

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

ATTEST:

DIRECTOR, OFFICE OF ARCHAEOLOGY AND HISTORIC PRESERVATION

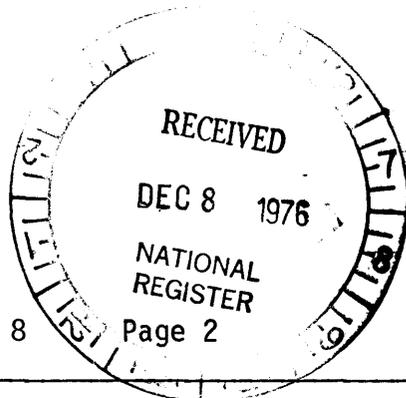
KEEPER OF THE NATIONAL REGISTER

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DATE

DATE

W. S. Smith
Charles M. ...
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notable of buildings constructed with stone from the Chuckanut quarry. Captain Roeder represented his district in the Territorial Legislature of Washington during eight consecutive terms. His daughter, Lottie Roeder Roth, compiled a two-volume work published in 1926 which remains the basic source for local history. Of the elder Roeder's three sons, only Victor A. Roeder survived as male heir to the sizable estate. The imposing Queen Anne mansion built by Henry Roeder in 1896 was for many years one of the well-known landmarks in downtown Bellingham.

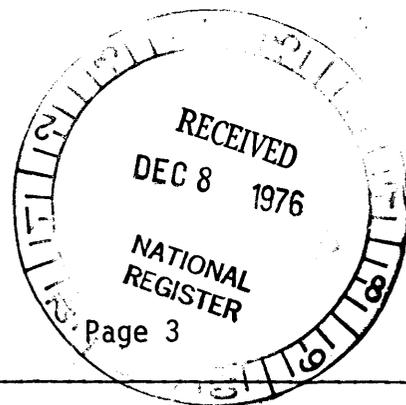
VICTOR ROEDER'S HOME: PRIDE OF THE BROADWAY PARK PLAT

Upon the elder Roeder's death in 1902, Victor A. Roeder and his sister, Lottie Roeder Roth, inherited their father's interests. In 1903 Roeder brought in sandstone from the family's Chuckanut quarry, and the foundation for a new home was laid on a good-sized parcel in the as yet undeveloped Broadway Park Plat. The house, designed in a bracketed Tudor Gothic style by leading local architect Alfred Lee, was not completed until 1908. In the meantime, in 1904, Roeder organized the Bellingham National Bank which he would serve as long-time president.

Victor A. Roeder was born in Bellingham in 1861. At age fifteen he was sent back to his father's old home in Erie County, Ohio to finish his education. He returned to the West Coast and enrolled at Heald's Business College in San Francisco. Thus prepared, he entered into real estate in his home town. In time he joined his father in business and gradually assumed full responsibility for management of the family's affairs in and around Bellingham. From 1896 to 1900 he served as Whatcom County Treasurer. Effie Ebey, whom he married in 1886, was descended from Whatcom County pioneer stock - founders of the community of Lynden. Her grandmother, Phoebe Newton Judson, was the first white woman to live in Whatcom County north of the Bellingham Bay settlements.

Roeder had one of the early automobiles in use on Bellingham Bay. His carriage house is reported to have doubled as a garage and a feed shelter for the family cow. The house was equipped with a wood-burning furnace reported to have been made from a Great Northern Railroad boiler. It has since been replaced by a fuel oil furnace. Among the up-to-date conveniences of the house were electrical and gas lighting and a central vacuum cleaning system. In 1926 Roeder subdivided his property, giving three lots on the easterly end to his daughter Ayreness and son-in-law J. Russell Bolster for the construction of a neighboring home. The latter, now under separate ownership, is not included in the nomination.

The Broadway Park Addition was one of the choice residential districts of Bellingham following the turn of the century. In contrast with the conventional grid layouts of the rest of the city, the Broadway Park plat was an up-to-date concept in neighborhood planning, in that its streets and blocks were curvilinear. They conformed to the contours of the landscape and radiated from two parcels amounting to about six acres which were reserved as common green space. Precisely what part Victor Roeder may have played in this project of the Bellingham Bay Improvement Company is not yet known. In light of his family's extensive real estate interests, there seems a reasonable possibility that he had a role in the development. The plat was designed by Everett C. Lyle, a landscape engineer in the City's employ, and was filed in 1906. The fully-improved park parcels were deeded to the City in 1916. During this period, improvement of Bellingham's public squares, boulevards and park drives was undertaken on a cooperative basis by the City Engineer and the Park Commission.



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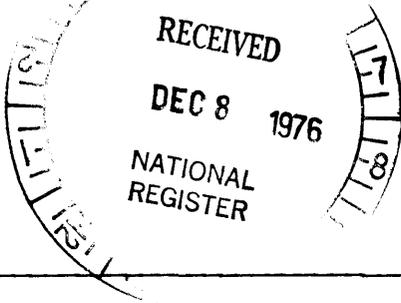
EVENTS FOLLOWING THE HISTORIC PERIOD

In 1945 the Roeder House passed from family ownership, and most of the original furnishings were dispersed. The intervening owners, Dr. and Mrs. Donald Keyes, made few changes in the twenty-five years they occupied the house. They deeded the property of a little over an acre, intact, to the Whatcom County Parks agency in 1971. Since that time, the house has been repaired and refurnished to the appropriate period for use as a community cultural center. Art, crafts and music classes; meetings, receptions and special events are regularly scheduled in the house on a rental basis. Studio space is provided in the basement and attic. Among the few pieces of original Roeder furniture which have been returned to the house in the past five years are several Oriental carpets, a sofa and a Jacobethan sideboard.

THE ARCHITECT: ALFRED LEE

Alfred Lee (1843-1933), a native of Missouri, emigrated overland to Oregon with his parents in 1852. His father having died of cholera on the Snake River, he settled in Yamhill County, Oregon, with his mother and younger brother and sister and was apprenticed to a wagon-maker. By 1874 Lee had married and moved his family to Forest Grove in a neighboring county, where he started a shop for the manufacture of farm machinery, carriages and wagons.

In 1890 Lee relocated his family once again to Bellingham Bay in Washington, where he appears to have launched his architectural practice. He is not known to have had any formal training in the profession, but he had a mechanic's know-how and is believed to have studied the subject since his apprentice days. Lee soon was commissioned to design the New Whatcom City Hall, and he supervised its construction, completed in 1892. Now maintained as the Whatcom Museum of History and Art, the building is listed in the National Register of Historic Places. Although his design for the New Whatcom Normal School was not selected by the school's board of trustees, Lee was given a contract to supervise construction of the winning design, and he designed the wings added to the main building in 1901 and 1907. At the time he was engaged by Victor Roeder to draw plans for a house in 1903, Lee's career had reached its peak. To his credit, in addition to the important public commissions just mentioned, were fashionable homes, schools, churches, and a library. In time, as an increasing number of professionally-trained architects arrived in the burgeoning manufacturing center, Lee quit his practice of architecture and resumed the mechanic's trade, making and repairing gasoline engines in a shop at his home. His was one of the early automotive works in Bellingham.



The Coast, Vol. 14, No. 3 (September 1907). Issue devoted to Bellingham.

Roth, Lottie Roeder, ed., History of Whatcom (Chicago - Seattle: Pioneer Historical Publishing Company, 1926). Two volumes. Notwithstanding certain shortcomings in organization, this is the best available general source for Bellingham history. Vol. 2, pages 235-236, 239, biographical notes on Captain Henry Roeder and Victor A. Roeder. Vol. 1, page 629, Broadway Park.

Report of the City of Bellingham Park Board for the two-year period ending December 31, 1913.

Annual Report of the City of Bellingham Park Board to the Mayor and City Council, December 31, 1922.

Proceedings of the Park Commissioners, City of Bellingham, Vol. 1, August 1904 - October 1917.

Obituary article, architect Alfred Lee, Bellingham Herald (December 20, 1933), 10.

Biographical note on architect Alfred Lee, one-page typescript prepared by the Whatcom Museum of History and Art, Bellingham. Undated. Based on item in Bellingham Herald (February 28, 1966).

Correspondence from Mrs. James A. Tarte, Ferndale, Washington, former daughter-in-law of Alfred Lee, September 9, 1976.