



# Historic Property Report

**Historic Name:** House

Property ID: 706400

## Location



**Address:** 829 W Mansfield Ave, Spokane, Washington, USA

**GeographicAreas:** Spokane, T25R43E07, SPOKANE NW Quadrangle, Spokane County

## Information

### Construction Dates:

Construction Type	Year	Circa
Built Date	1905	<input type="checkbox"/>

**Number of stories:** N/A

### Historic Use:

Category	Subcategory
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House
Domestic	Domestic - Single Family House

**Historic Context:** Architecture, Community Planning and Development

## Photos



SRS-17a.JPG



View of:SE, Origination:Inventory Form



SRS-17l.JPG



SRS-17k.JPG



SRS-17j.JPG



SRS-17i.JPG

## Historic Property Report



SRS-17h.JPG



SRS-17g.JPG



SRS-17f.JPG



SRS-17e.JPG



SRS-17d.JPG



SRS-17c.JPG



SRS-17b.JPG



# Historic Property Report

## Inventory Details - 5/1/1992

**Common name:** Rerat House  
**Date recorded:** 5/1/1992  
**Field Recorder:** Dan Ellis - Sam Gregg  
**Field Site number:** 32EG144  
**SHPO Determination**

## Detail Information

### Characteristics:

Category	Item
Roof Material	Wood - Shingle
Foundation	Stone
Cladding	Stone
Cladding	Wood - Shingle
Roof Type	Hip
Structural System	Wood - Balloon Frame

## Surveyor Opinion

**Property appears to meet criteria for the National Register of Historic Places:** No

**Property is located in a potential historic district (National and/or local):** No

**Significance narrative:** In 1914 Maurice Hare, a miner, purchased this house, soon selling the house in 1917 to Joseph Hocking. Joseph Hocking was president of the Hocking Drug Company. That same year Helen Elizabeth Rerat obtained the property, selling the house in 1955 to Lester Hildahl. In 1961, Cleve Jordan bought the house owning it until his death in 1971. In 1974, Judith Hundebly acquired the property.

**Physical description:** Extensive use of native basalt as the primary building material indicates a Craftsman Style influence on this house. Granite block further accentuates the window surrounds and the corner quoins. Most of the original windows are intact, including those in the front entry bay. The original eave brackets have been removed, and wrought iron has been installed in their place.

**Bibliography:** POLK DIRECTORY  
PIONEER TITLE  
COUNTY ASSESSOR



# Historic Property Report

## Inventory Details - 7/12/2011

**Common name:** Rerat House  
**Date recorded:** 7/12/2011  
**Field Recorder:** Artifacts Consulting, Inc.  
**Field Site number:** 32EG144  
**SHPO Determination**

## Detail Information

### Characteristics:

Category	Item
Form Type	Single Dwelling
Foundation	Stone
Structural System	Wood - Platform Frame
Roof Type	Gable
Roof Material	Asphalt/Composition - Shingle

## Surveyor Opinion



## Historic Property Report

**Significance narrative:** Data included on this historic property inventory form (HPI) detail stemmed from County Assessor building records imported by the Washington State Department of Archaeology of Historic Preservation (DAHP) into WISAARD in 2011. This upload reduces data entry burden on community volunteers and historical societies participating in the survey and inventory of their communities. The intent of this project is directed specifically to facilitating community and public involvement in stewardship, increasing data accuracy, and providing a versatile planning tool to Certified Local Governments (CLGs).

Currently survey and inventory projects at the local level produce a field form for each property surveyed and include digital photographs. Volunteers doing the survey track down and manually enter all the owner, parcel, and legal data manually. Manual data entry diminishes accuracy and quantity of resources volunteers can survey. Recognizing this, DAHP uploaded building data for each Certified Local Government (CLG) on properties that were built in or before 1969 to provide an accurate and comprehensive baseline dataset. Volunteers doing survey work need only to verify data, add in photographs and extent of alterations and architectural style data, as well as expand upon the physical description and significance statement as new data is collected. For planning purposes, the attrition rate of properties built in or before 1969 can start to be measured to guide stewardship priorities.

Project methodology entailed use of the University of Washington's State Parcel Database (<http://depts.washington.edu/wagis/projects/parcels/development.php>) to provide the base parcel layer for CLGs. Filtering of building data collected from each county trimmed out all properties built after 1969, as well as all current, previously inventoried properties. Translation of building data descriptors to match fields in HPI allowed the data upload. Calculation of point locations utilized the center of each parcel. Data on this detail provides a snapshot of building information as of 2011. A detailed project methodology description resides with DAHP. Project team members: Historic Preservation Northwest, GeoEngineers, and Artifacts Consulting, Inc. (project lead).

**Physical description:** The house at 829 W Mansfield Avenue, Spokane, is located in Spokane County. According to the county assessor, the structure was built in 1905 and is a single family dwelling. The 1-story building has a gable roof clad in asphalt composition shingles. The single-family form sits on a stone foundation containing a full basement.



## Historic Property Report

### Inventory Details - 7/16/2016

**Common name:** Stone house at 829 W. Mansfield Avenue  
**Date recorded:** 7/16/2016  
**Field Recorder:** Stephen Emerson  
**Field Site number:** SRS-17  
**SHPO Determination**

### Detail Information

#### Characteristics:

Category	Item
Foundation	Concrete - Poured
Form Type	Single Dwelling
Roof Type	Hip - Bellcast Hip
Roof Material	Asphalt/Composition - Shingle
Cladding	Stone - Rubble
Structural System	Wood - Braced Frame
Plan	Rectangle

### Surveyor Opinion

**Property appears to meet criteria for the National Register of Historic Places:** Yes  
**Property is located in a potential historic district (National and/or local):** No  
**Property potentially contributes to a historic district (National and/or local):** No



## Historic Property Report

**Significance narrative:** This house was built in 1905. The earliest residents tracked were Joseph F. Hocking, who purchased the house in 1913. Mr. Hocking owned the Hocking Drug Company. He apparently had several wives in succession. The longest lasting was the last, Helen, who assumed ownership of the house in about 1941. The house appears to have remained in the Hocking family until 1950, when it was bought by Chris and Edna Lauesen. Over the next several decades the house changed hands several times, sometimes falling vacant. The current owners, Terry and Marilyn Barr, purchased the house in 1975. Mr. Barr worked as a glazier at several glass companies.

This house is an eclectic blend of several styles and vernacular designs. The wide, enclosed eaves with brackets beneath hint of an Italianate influence. And despite the early 1905 construction date, the house definitely presciently displays characteristics that would, in the next several decades, be associated with the Craftsman Style, such as the wide (but not open) eaves, several tripartite windows, the full height masonry chimneys and, especially, the full-width front porch with massive masonry canopy support piers and half walls. The use of rough cut granite blocks and the basalt rubble mimicking a dry stacked appearance represent advanced skills in the art of stone masonry. The house retains outstanding integrity of its historic appearance and original construction materials and is clearly eligible for listing on the National Register of Historic Places under Criterion C, architecture.

**Physical description:** This residence is a 1½-story wood frame building with a rectangular plan. It has a bell cast hipped roof covered with composition shingles. The widely-overhanging eaves are enclosed with soffit and supported at the corners by metal brackets, instead of wood knee braces. Hip-roofed dormers, also bell cast, are placed on all four elevations. Those facing the north (front), east, and west contain banks of three multiple-pane, wood sash casement windows, while the south dormer contains two separate multiple-pane, wood sash double-hung windows. Exterior wall surfaces are clad with basalt rubble, with the mortar so well concealed that the rock appears to be dry stacked. All corners of the house are ornamented with rough-cut granite quoins. There are two massive basalt chimneys along the west elevation, both partially exterior and penetrating the roof just inside of the eaves. The foundation is poured concrete. The house has a massive under-the-roof front porch, supported by basalt piers with granite quoins resting on basalt half-walls with rough-cut granite block coping. The porch deck and steps are constructed of wood frame. Windows of the main level are wood sash and include both fixed and casement types. These windows all have granite block sills and decorative granite quoins. The old wood and glass front door is placed in the center of a canted bay vestibule, flanked by sidelights in the canted walls, with a stained glass transom above. At the southwest corner of the house is a cut-away formerly open porch that has been filled in and clad with wood shingles. These windows all have granite block sills and decorative granite quoins. The old wood and glass front door is placed in the center of a canted bay vestibule, flanked by sidelights in the canted walls, with a stained glass transom above. At the southwest corner of the house is a cut-away formerly open porch that has been filled in and clad with wood shingles.

**Bibliography:** Emerson, Stephen. A Historic Property Inventory of Rock Structures in Spokane County, Washington. Archisto Enterprises, 2016.