

UNITED STATES DEPARTMENT OF THE INTERIOR
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**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

Spokane Civic Center

AND/OR COMMON

Riverside Avenue Historic District (preferred)

2 LOCATION

STREET & NUMBER

Riverside Avenue

NOT FOR PUBLICATION

CITY, TOWN

Spokane

VICINITY OF

CONGRESSIONAL DISTRICT
Fifth - Thomas S. Foley

STATE

Washington

CODE
53

COUNTY
Spokane

CODE
063

3 CLASSIFICATION

CATEGORY

☒ DISTRICT
☐ BUILDING(S)
☐ STRUCTURE
☐ SITE
☐ OBJECT

OWNERSHIP

☐ PUBLIC
☐ PRIVATE
☒ BOTH
PUBLIC ACQUISITION
☐ IN PROCESS
☐ BEING CONSIDERED

STATUS

☒ OCCUPIED
☐ UNOCCUPIED
☐ WORK IN PROGRESS
ACCESSIBLE
☐ YES: RESTRICTED
☒ YES: UNRESTRICTED
☐ NO

PRESENT USE

☐ AGRICULTURE
☒ COMMERCIAL
☒ EDUCATIONAL
☐ ENTERTAINMENT
☐ GOVERNMENT
☐ INDUSTRIAL
☐ MILITARY
☐ MUSEUM
☒ PARK
☒ PRIVATE RESIDENCE
☒ RELIGIOUS
☐ SCIENTIFIC
☐ TRANSPORTATION
☒ OTHER: club-houses & fraternal halls

4 OWNER OF PROPERTY

NAME

Multiple

STREET & NUMBER

CITY, TOWN

STATE

VICINITY OF

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,
REGISTRY OF DEEDS, ETC.

Spokane County Assessor

STREET & NUMBER

Spokane County Courthouse

CITY, TOWN

Spokane

STATE
Washington

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

None

DATE

FEDERAL STATE COUNTY LOCAL

CITY, TOWN

STATE

7 DESCRIPTION

CONDITION

☐ EXCELLENT
☒ GOOD
☐ FAIR

☐ DETERIORATED
☐ RUINS
☐ UNEXPOSED

CHECK ONE

☐ UNALTERED
☒ ALTERED

CHECK ONE

☒ ORIGINAL SITE
☐ MOVED DATE _____

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

GENERAL STATEMENT:

Owing to its location in the midst of mining, timber and agricultural districts and to its status as a center of railroad transportation, Spokane had become, by the turn of the century, the metropolis of a vast inland empire extending from Canada to eastern Oregon and western Idaho; from central Washington to Montana. The city is located on the eastern edge of Washington's high semi-arid plateau which is, in effect, a great basin bordered by the Cascade Range on the west and the Bitterroot Range on the east. The town grew up around the falls of the Spokane River, a major tributary which rises in the Coeur d'Alene Mountains thirty miles to the east and flows westerly across the basin to empty into the Columbia.

Riverside Avenue Historic District in Spokane encompasses a well-preserved portion of the inner city which early in the century was called the "Civic Center" because of the concentration of monumental buildings within it and because of its development at the height of the City Beautiful movement as a lineal public square.

The district extends along a five-block, serpentine section of Riverside Avenue. It is bounded on the south by Sprague and First Avenues, and on the north by the contour of a bluff overlooking the Spokane River gorge. The district is sharply defined on the east by Monroe Street, a heavily traveled southbound thoroughfare, and on the west by the free-standing Carnegie Library on Cedar Street. In accord with recommendations submitted to the Board of Park Commissioners by Olmsted Brothers Landscape Architects of Brookline, Massachusetts in 1907, portions of Riverside Avenue and Cedar Street were ornamented with street trees, traffic islands for commemorative statuary, and median strips planted exclusively with lindens. While the so-called civic center lacked the seats of local government, it was closely related to the Federal Building of 1909 which still stands on Riverside Avenue a block east of Monroe Street. In addition to the old Public Library building, there are within the district a prestigious men's club, several fraternal lodges, a Roman Catholic cathedral and related structures, and a number of commercial properties and three-story apartment buildings. A majority of the buildings were erected during the period before the First World War from designs of compatible scale by leading local architects. A few buildings of landmark quality were constructed in the 1920's as replacements or additions to earlier structures, and one primary building was completed in 1931. There has been some demolition of secondary buildings in recent years to create off-street parking areas, but the most obvious intrusions are two modern highrise apartment buildings on the periphery of the district.

LEGAL DESCRIPTION:

The majority of Riverside Avenue Historic District is located in the S $\frac{1}{2}$ SW $\frac{1}{4}$ Sec. 18, T.25N., R.43E. of the Willamette Meridian. The portion of the district encompassing the Carnegie Library is located in the NE $\frac{1}{4}$ NE $\frac{1}{4}$ Sec. 24, T.25N., R.42E.; and that portion containing apartment houses opposing the Carnegie Library facade is located in the NW $\frac{1}{4}$ NW $\frac{1}{4}$ Sec. 19, T.25N., R.43E. Properties in Section 18 occupy portions of Lots 12 through 23, and Lots 24 through 35 of Block 4; Block 3; Lots 1 through 6 of Block 25; Lots 1 through 6 of Block 26; and Lots 1 through 7 of Block 27, all of Glover's Addition to the Plat of Spokane. In Section 24, the Carnegie Library and opposing facades to the south occupy Block 1 and Lots 1 through 6 of Block 14 of Browne's Addition. The remaining properties,

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in Section 19, occupy Lots 1 through 3 of Block 1, and Lots 1 and 2 of Block 21 of the Railroad Addition to the Plat of Spokane. A small fraction of the district is comprised of portions of Lots 1 through 4 of Block 14 of the 2nd Addition to the West Riverside Addition to the Plat of Spokane located in SE $\frac{1}{4}$ SE $\frac{1}{4}$ Sec. 13, T.25N., R.42E., W.M.

VISTAS AND LANDSCAPE FEATURES:

The primary vista in the district is that of the crescent formed by five essentially contiguous buildings along the north side of Riverside Avenue between Monroe and Jefferson Streets. Here the street and the buildings fronting on it curve in response to the topography of a high bluff which overlooks the Spokane River gorge. The earliest of the buildings were somewhat randomly constructed on fill in this configuration, but the Masonic Temple, enlarged in 1924 to present a colonnaded facade of 222 feet, is genuinely reminiscent of 18th century English town square architecture as practiced, for example, by John Wood the Younger, who produced the Royal Crescent at Bath (1767-ca.1775).

Even before Riverside Avenue had taken on its pronounced crescent-like characteristics, John C. Olmsted had singled out this section as the most promising in the city for treatment as an ornamental public square. In their report to the Board of Park Commissioners in 1907, Olmsted and his associate, J. Frederick Dawson, pointed out that because the area was already considerably developed it would be too late to make of it "an entirely adequate and satisfactory civic centre such as a great city should have." The elaborate, Chateausque Spokane County Courthouse (1894) had earlier been constructed on the north side of the river. Nor was it practical to hold public land for a city hall which had already been constructed elsewhere. Eventually, however, the Federal Building (1909) was sited nearby, on Riverside Avenue a block east of Monroe Street. On the basis of recommendations of the Olmsted Brothers firm, the public library, church, clubs and social halls - all considered desirable components of a public square, were enhanced by boulevard landscaping. With the exception of Mission Street north of the river, this was the only downtown area designated for planted median strips.

In J. C. Olmsted's view, Riverside Avenue and Cedar Street were "mean" boulevards by dint of their width of 100 rather than at least 150 feet, but the turfed median strips with curbing and central rows of linden trees did create the looked-for park-like quality. The strips were located between intersections on Riverside Avenue from Monroe to Cedar - the equivalent of four blocks, and on Cedar Street two blocks south from Riverside. In front of the Carnegie Library, where the median strip was augmented by an additional row of deciduous trees between the street and sidewalk, the effect was particularly luxurious. There are no pathways in the median turf, but during fair weather months the City places park benches in these narrow green spaces for the use of the public.

Either end of the public square, or section of boulevard, is anchored by a triangular traffic island containing commemorative statuary. On the east, at the entrance to the intersection with Monroe Street, is the Monaghan Monument honoring a local hero and casualty of the partition of Samoa in 1899. Unveiled at this general location in 1906,

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the nine-foot bronze likeness of Ensign John Robert Monaghan in U. S. Navy uniform (he was graduated from the Naval Academy at Annapolis in 1895) is mounted atop a high marble pedestal with stepped base. Fixed to the front of the pedestal is a bronze bas relief depicting the young ensign's heroic efforts to protect his wounded commander from hostile natives near Apia. The monument is oriented to the southeast in the direction of west-bound traffic. At the west end of the square, where Riverside and Sprague Avenues merge, a larger triangular island is situated opposite the apex of the San Marco Apartments. It is lined with lindens along Riverside Avenue, and centered upon it is a granite obelisk commemorating United States volunteer servicemen who participated in the Spanish-American War, the Philippines Campaign, and China Relief (the Boxer Rebellion) from 1898 to 1902. The old Carnegie Library, the westernmost landmark of the district, is within view from this point at the far end of the compound intersection.

Original street lamps on fluted column standards have been replaced by modern mercury vapor lamps. One of the original cast iron lamp standards is in situ at the center of the interior court of the San Marco Apartments. In keeping with the public square concept, a flagpole is mounted in the median strip opposite the entrance to the Spokane Club.

PRIMARY PROPERTIES:

Spokane Club, W1002 Riverside Avenue. At the easternmost end of the district, on the north side of Riverside Avenue, is the imposing Georgian Revival Spokane Club designed by the local firm of Cutter and Malmgren. Kirtland K. Cutter, an accomplished exponent of historic styles, was without doubt the city's leading architect of the turn of the century. The clubhouse was completed in 1910 for the pioneer men's social and residential club at a cost of \$425,000, and it was opened for use in 1911. The contractor was Fred Phair. Rectangular in plan, the brick masonry building measures 150 by 57 feet. It has four stories and three basement levels, a roof-top conservatory original to the scheme, and a later penthouse. As is typical of the buildings on the north side of the avenue in this section, the sub-basements are above grade at the rear. The overall site was created by fill which augmented the natural slope atop the Spokane River gorge. Automobile traffic making the river crossing is gathered onto the nearby Monroe Street Bridge to the northeast of the clubhouse. A view of Spokane Falls is gained from upstairs rooms.

In keeping with the Georgian mode, the twelve-bay facade is apparently formal in organization. To accent the dark red brick, white glazed terra cotta was used as a rusticated facing for the ground story, for quoining, a third story belt cornice, the crowning balustrade, and other trim. The central three bays project from the plane of the facade. Centered in this foresection are superimposed porticoes employing superimposed Doric and Ionic orders. The ground story portico supports a deck and railing. The second story portico is merely a decorative framework applied to the face to surround a cartouche and balcony door with a pedimented frame. The attic story and balustrade of the central foresection are surmounted by a terra cotta crest with shell motif. Centered on the east,

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or Monroe Street face are a ground story veranda and two large outside end chimneys linked by the cornice and a balcony at the third story.

Clubhouse interiors were decorated grandly in period styles generally suited to the function of the room. For example, the original scheme included an oak trimmed great hall which was the men's lounge and smoking place. It featured a large medieval fireplace settle. Although the interior has been remodeled over a period of years, much of the original trim is intact. The mahogany paneled library remains virtually unchanged, and the "Georgian" main dining room still exhibits elaborate carpentry: ceiling beams styled as classical entablatures, pairs of fluted Ionic columns, and a fireplace surround with a broken pediment over a bay leaf garland torus molding.

The Spokane Club presents essentially the same exterior it did upon the building's completion in 1910. External modifications of greatest consequence are as follows: a penthouse addition of the early 1960's which conforms in surface treatment to the Georgian Style; a 20 by 60-foot single-story dining room addition to the west corner of the facade which is screened by trees; and, out of general view on the east end of the rear face, a sky bridge which spans Main Street to give access to a recently constructed annex.

Civic Building (Chamber of Commerce), W1020 Riverside Avenue. Immediately west of the Spokane Club is the Second Renaissance Revival Civic Building, or Chamber of Commerce, designed by Whitehouse and Price, the preeminent local firm of the later 20th century. The senior partner of the firm, Harold C. Whitehouse, recently deceased, was a Fellow of the American Institute of Architects, a distinction shared among Spokane architects represented in the district only by K. K. Cutter. The builder was F. E. Martin. Construction was completed in 1931 at a cost of \$125,000. Initially, the building housed the Chamber of Commerce, the Inland Empire Automobile Association, the Columbia Basin Irrigation League, and the U. S. Reclamation Service. Rectangular in plan, with approximately 100 feet fronting on Riverside Avenue, the building is of reinforced concrete construction with an exterior facing of pale, varicolored scribed brick. It rises one story above grade on Riverside and has three basement levels. Originally, the basements contained an auditorium and luncheon facilities, conference rooms and storerooms. The front part of the building is roofed by a transverse gable covered with mission tiles. Centered in the facade is a loggia sheltering window openings and a central entry a feature derived from the cloistered courtyards of Renaissance palazzi.

Among the larger components of exterior trim are a granite water table, an inscribed terra cotta frieze, and sandstone columns which have imaginative composite capitals incorporating war-bonneted Indian masks. A colorful element of the decorative program is found at the back wall of the arcade where the tympanae are filled with ceramic tile mosaics depicting Inland Empire industry, agriculture and transportation. In keeping with this regional iconography, pine cones and wheat sheaves are the bas relief motifs of terra cotta frieze and lintels.

While the Civic Building has remained unchanged externally, its interior has been revised in recent years with the addition of acoustical tile ceiling cover, new partitions and

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floor cover. A notable feature which is still intact, however, is a mezzanine gallery on the north wall which overlooks the central core.

Masonic Temple, 1108 Riverside Avenue. Adjoining the Civic Building on the west is the monumental Neo-Classical Revival Masonic Temple which was enlarged to its present size in 1924-1925 according to designs by the local firm of Rigg and Vantyne. Trapezoidal in plan, the steel-frame reinforced concrete building presents a long, colonnaded facade which measures 222 feet and is curved on the east end. It is the only facade on the crescent which includes a curved section. Three stories and a partial basement level are above grade on Riverside Avenue. The rear face on Main Avenue, five stories in height is similarly colonnaded. The building's design was established by the original Masonic Temple on the site, a brick-faced structure completed at a cost of \$150,000 and opened for use in 1905. The core of the predecessor building was incorporated in the present, expanded structure. Costs of acquiring additional land and new construction were reported to have totalled \$600,000.

The original Masonic Temple of 1905 was designed by Loren L. Rand, who was a Mason and had been trained at Massachusetts Institute of Technology. He arrived in Spokane to practice architecture in 1888. Rand's scheme perhaps may be described as transitional in style, moving from traditional Beaux Arts composition toward a more restrained classicism. The central five bays were composed of a two-story Corinthian colonnade which screened a ground story gallery. Openings onto the gallery were surmounted by fan lights which gave the illusion of an arcade. At either end of the colonnade were temple-fronted pavilions with central portals. Antefixae decorated the apexes of the pediments and the portal frames.

The stateliness of the original concept was sufficiently admired that when increasing membership required expansion of facilities by the early 1920s, the pattern of the original facade was simply stretched out to nineteen bays, and an attic story was added. Drawings reproduced in a local newspaper during the expansion planning phase indicate that it was initially intended that the pavilion pediments be retained. Instead, they were replaced with a straight parapet and sculptural elements in the form of pairs of cast stone incense burners on tripod bases.

Early in the project planning phase Rigg and Vantyne were reported to be working in association with G. A. Pehrson, whose trademark was the use of enameled ivory terra cotta. Initial plans to surface the new building in pale buff brick and ivory terra cotta no doubt owed to Pehrson's preferences. As executed, the building was entirely faced with a high-quality cast stone supplied by a local maker, O. N. Wolf. The firm's senior partner, Archibald Rigg, was graduated from Trinity College, Toronto, and studied further at Columbia University. Early in his career in Spokane he worked as a draftsman for the well-known firm of Cutter and Malmgren and for Albert Held. Rigg, too was a Mason. He appears to have gained his commission as a result of a kind of in-house competition, or pooling of ideas among architect members of the fraternity.

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Internally, the floor plan of the old building was retained, but the rooms were redecorated throughout. Most notable of the redecorated rooms is the Grand Lodge Hall, or "Blue Room", as it is known, with its winged disc motifs and colossal Egyptian columns with Papyriform capitals supporting balconies and beams of a coved ceiling painted with palmette friezes. This decorative scheme is a studied reference to the origins of Masonry, as are the cast stone busts of Sennut, the Master Mason of ancient Egypt, which flank the portals at either end of the facade.

The facilities of the Masonic Temple are extensive and diverse. They presently accommodate some twenty-three Masonic organizations and occasional community activities as well. In addition to the various lodge and service rooms, offices and the drill room, there are a banquet hall and kitchens and a main auditorium decorated in the Roman Doric Style which is accessible from a central entrance on Main Avenue.

For the most part, remodeling undertaken in the intervening years has been minor. However, in 1971 local architect Carl W. Vantyne, son of Roland Vantyne, who collaborated on the 1925 expansion, was selected to supervise the installation of elevators and the remodeling of certain stairs, passageways and offices. The elevator superstructure is visible from the street. Further outward signs of the recent upgrading are additional basement level entrances created at the center of the facade.

Elks Temple, W1116 Riverside Avenue. Adjoining the Masonic Temple on the west is the Second Renaissance Revival Elks Temple begun in 1919 and completed in 1921 at a cost of \$200,000. The design has been attributed to Edward J. Baume, about whom little is known at present. The name of Kirtland Cutter has also been associated with the building, and it is possible that Cutter's part in the project may have been limited to interior design. In any event, the building's surface treatment and its second story colonnade make it a particularly harmonious neighbor to the Masonic Temple as expanded in 1925. The contractor was Hurley Mason.

Rectangular in plan, the reinforced concrete building is faced with smooth-dressed sandstone. Its taut-surfaced, formally organized two-story facade measures approximately 110 feet in length. On the ground story there are four bays on either side of a central, simply-framed entry with bracketed hood. Elongated openings of the ground story have round arch heads and are fitted with casement windows and fanlights. The scheme avoided sculptural framements for the most part. Spandrel panels and radiating joints over the arches are integral parts of the wall plane. Second story openings are recessed behind a gallery of three equal sections separated by piers and screened by an Ionic colonnade with balustrade. Between colonnade sections, cartouches are fixed to the facade under the gallery sill. The facade is capped by a decorative frieze in low relief, a pent eave of mission tiles, and a balustrade.

The interior of the Elks Temple has been remodeled over the years, but original trim has been retained in the lobby and library.

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Smith Funeral Home and Apartment Building, W1124 Riverside Avenue. Immediately to the west of the Elks Temple is the Baroque Revival mortuary and apartment building constructed for Smith and Company, pioneer morticians. It was completed at a cost of \$130,000 in 1912 from designs by Alfred Jones and Joseph T. Levesque, principals of the local firm of Jones and Levesque. Rectangular in plan, the four-story reinforced concrete and brick masonry building has a frontage of approximately 50 feet on Riverside Avenue. Side walls are faced with "leather" colored (red) pressed brick, now over-painted, and the facade has a veneer of glazed creme colored terra cotta. The original block was 112 feet in depth and was augmented a year later in similar style by a six-story annex which fronts on Main Street.

The facade is organized formally with two side bays alternating with narrower end bays and a central bay. Rusticated pilasters marking off the bays terminate at the cornice in variants of composite capitals. Bay windows and entrances of the ground story are sheltered by the original copper and glass marquee, which spans the length of the facade and is vaulted over side entries. Window openings of the second story have basket arch heads decorated with Baroque shell motifs. A Mansard roof, which appears to be covered with oxidized stamped copper, rises above a bracketed cornice and balustrade. Its central feature is a square domed pavilion with segmental arched pediment, the tympanum of which is filled with a Baroque cartouche. There are two ornamental oeil de boeuf dormers on either side of the dome. Iron cresting trims the roof ridge, and decorative iron grills span the base of second and third story windows.

In the original scheme the second and third stories were to be used for apartment suites. The fourth story contained laundry and work rooms, and the ground story and basement levels contained the parlors and work rooms of Smith and Company. With its marquee intact, the building is in an exceptional state of preservation externally. In 1925 the company expanded its facilities by constructing a steel-framed structure with harmonious terra cotta facing and a single-story garage entrance adjacent to the main building on the west.

Roman Catholic Chancery Building (originally the Western Union Life Insurance Building), W1023 Riverside Avenue. At the easternmost end of the district, on the south side of Riverside Avenue, is the building completed in 1924 at a cost of \$260,000 as the home office of Western Union Life Insurance Company. An example of the Second Renaissance Revival Style with a Neo-Classical portico, the building was designed by prominent local architect, G. A. Pehrson, who here made use of glazed white terra cotta, the facing material he consistently favored. Essentially H-shaped in plan with a long east wing and a longitudinal central pavilion and portico, the three-story, steel-framed building is of reinforced concrete and brick masonry construction. Frontage on Riverside Avenue is approximately 130 feet. Brick was used for exterior facing on the rear and east walls which were originally unexposed. Because of recent parking lot development on the east and south, the building presently used as the Chancery office of the Roman Catholic Diocese of Spokane is freestanding on the block.

The shell of a predecessor Western Union Life Insurance building oriented longitudinally on the west corner lot was incorporated into the new building. The earlier, two and a

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half story, H-shaped building had been constructed of brick masonry in 1910 according to an exceptionally interesting design in the Jacobethan Revival Style by Kirtland K. Cutter. With its patterned brick exterior and stepped dormer gables, it was set back from Riverside Avenue behind a low brick wall and a "Dutch" garden. Except for fenestration and the outline of the outer wall, there is little outward sign that the company's first specially-constructed office building was subsumed in new construction and actually constitutes the main block of the expanded building. General contractor for the expanded building was Fred Phair. The new building was so designed that additional stories could be added to the flat roof as required, but no further stories were superimposed before the property changed hands.

The ground story of north and east faces of the building is faced with rusticated terra cotta. Fenestration is regular, and bas reliefs decorate the spandrels. Second story windows are flat arched with keystones, and third story windows have segmental arch heads. The facades are capped with cornice and balustrade. The central pavilion of the principal facade on Riverside Avenue houses the lobby. Its three bays are set off by Ionic pilasters and festoons. Telescoping from the pavilion is a single story vestibule in Doric temple form with peristyle. This flat-roofed feature is surmounted by balustrade and a shallow false gable intended for use as a title plaque.

The building is bordered by lawn, boxwood hedges and a low retaining wall on the north and east sides. Though offices have been remodeled throughout, the main public spaces of the building, the vestibule and the lobby, are essentially intact with their bronze fixtures, marble borders and dadoes, classical pilasters, and marble cashier's counter.

Our Lady of Lourdes Roman Catholic Cathedral, W1103 Riverside Avenue. To the west of the Chancery Building, at the southwest corner of Riverside and Madison Street, is Our Lady of Lourdes Roman Catholic Cathedral, a late example of the Romanesque Revival Style commenced in 1902, completed in 1907, and dedicated in 1908. A newspaper source identified Julian and Williams as the architects at the time of the church's dedication. However, the basic concept was the work of the local firm of Preusse and Zittel. A perspective drawing signed by Preusse and Zittel was published in the Spokesman-Review along with a note on the proposed project in November, 1901. Although the church was clearly executed according to the announced scheme, several modifications were made, and it is possible that architectural supervision of the project was redelegated as construction progressed over a five-year period. The church was opened for use as soon as the superstructure was raised late in 1903. It was not designated a cathedral until some years after its completion, around 1914.

Measuring roughly 80 by 172 feet, the church has a cruciform plan with apsidal south end and bell towers 125 feet in height flanking the narthex. It is of reinforced concrete and brick masonry construction with a roseate brick veneer, rusticated stone foundation, and sandstone and terra cotta trim. In keeping with the Romanesque mode, the nave, side aisles, and transept are spanned by ribbed barrel vaults. Sturdy piers decorated with pilasters imitate the clustered pillars of medieval churches. In the narthex gable end

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there is a traditional wheel window, and there are similar circular openings in the gable ends of the transept.

The central round-arched portal and matching entrances in the corner towers at either end of the facade are elevated on a common level at the top of a stairway which extends the full width of the north end. As set forth by Preusse and Zittel, the original scheme called for only the central portal to be at a superior level, and it was given further importance by being framed in a false gable with a radiating sculptural program. The most notable departure from the original scheme, however, is the manner of terminating the louvered bell towers - not with pyramidal roofs with bell-cast eaves, but with domed cupolas and lanterns.

Herman Preusse and his younger partner Julius Zittel were both native-born Germans. Preusse, the stepson of Wilhelm Mehl, a respected architect, had been trained at the college of architecture at Holzminden and earned the distinction of being recommended by his faculty to supervise construction of the Bessemer steel works in Osnabruck. He emigrated to the United States in 1870, and after practicing for a time in Chicago and California, he arrived in Spokane in 1882, becoming one of the early professional architects to settle there. A large body of his work was destroyed in the fire of 1889. Zittel had studied architecture in the office of a Chicago firm prior to his arrival in Spokane in 1887. He promptly went to work for Preusse. The pair entered into partnership in 1893 and disbanded in 1910.

The cathedral is in sound condition and is outwardly unchanged except for the addition of a harmonious, freestanding octagonal chapel off the southeast corner, or Madison Street side of the sanctuary.

San Marco Apartments, W1229 Riverside Avenue. Located at the west end of the triangular block formed by the merging of Riverside and Sprague Avenues is the three-story Second Renaissance Revival San Marco Apartment Building which, along with Our Lady of Lourdes Cathedral and the Carnegie Library, represents the earliest extant primary architecture of the Civic Center. The brick masonry building was constructed in 1904 according to plans by well-known local architect Albert Held, who acquired his training in a technical course at the University of Minnesota. Wedge-shaped in plan in conformance with its site, the building has its principal frontage, nearly 200 feet, on Riverside Avenue. The apex is bayed in plan and features a two-bay loggia on each story. Frontage on Sprague Avenue, the south face, extends approximately 135 feet. Access to an interior carriage court is given by a depressed driveway at the east end of the Riverside Avenue facade.

The exterior is faced with buff colored brick atop a sandstone foundation. The long facades are unified by a rusticated brick ground story and string course. Walls are capped by a conventional cornice and surmounted by iron cresting. Flare-top brick chimneys and spired turrets once at the top of courtyard walls are no longer extant. Lion head masks decorate the bold round-arched portal in the Riverside Avenue facade which is the building's main entrance. The initial festive air of the San Marco was enhanced by the use of striped awnings at each opening. Despite the loss of some of these touches, the

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building has received a high level of maintenance over the years and is still a fashionable residence.

Carnegie Library (presently Building No. 1 of the Intercollegiate Center for Nursing) 510 Cedar Street. At the westernmost end of the district, on the west side of Cedar Street, is the Carnegie Library with its grand, two-story Neo-Classical portico. One of the early structures in the Civic Center, the library was completed in 1905 at a cost of \$100,000 according to plans by the local firm of Preusse and Zittel. Rectangular in plan and oriented laterally on its site, the original two-story block measures approximately 50 x 70 feet. Brick exterior facing above a dark rock-faced masonry foundation is grey-buff in color. Bays and corners of the building are set off by rusticated pilasters, and segmental brick arch heads of ground story window openings have raised voussoirs. Openings of the second story are linteled. Walls are capped by a cornice and parapet with flues which is stepped in profile behind the pediment of the central, temple-fronted portico. Corinthian columns of the portico rest upon rough-cut stone pedestals atop a short flight of steps. Shadow pilasters are used behind the two outer columns. The main entrance is centered behind the peristyle and is recessed at the top of a further flight of steps behind a hooded portal in the facade. A two-story addition employing matching material and style, and measuring 42 x 72 feet, was later made to the rear of the main block.

Because its site is truncated by Riverside Avenue, the old library building is freestanding bordered by lawn, shrubbery and street trees. Outwardly well preserved, the building has been adapted somewhat for its present use by the Intecollegiate Center for Nursing. The floor plan of the main block is intact, however. Spacious rooms are arranged around a central lightwell, or court, with second story balcony. Original finish work in the Neo-Classical Style, ceramic tile floor cover, and cast iron stairs and railings of the court are still intact, as are several large, ornamental brick fireplace surround in rooms at both levels.

SECONDARY PROPERTIES:

Our Lady of Lourdes Roman Catholic Rectory (ca. 1910), W1115 Riverside Avenue. Immediately west of cathedral. Brick masonry construction. Sandstone foundation and trim. Three stories with two-story rear addition. Rectangular in plan, oriented longitudinally on site. Three-bay facade. Ground story windows have three-centered arch heads. Third story frieze of chequered patterned brick is set off by string course. Hipped roof with overhanging eaves. Canopy shelters central entrance in facade.

Knights of Pythias Hall (1911), currently occupied by Inland Empire Chapter, American Red Cross. W1203 Riverside Avenue. West of Convent of the Sisters of the Holy Names Jesus and Mary, at the southwest corner of Riverside and Jefferson Street. Brick masonry construction. Varicolored dark red brick exterior, sandstone foundation and trim. Three stories and basement. Rectangular in plan (50 by 95 feet), oriented longitudinally on site. Five-bay facade. Linteled casement windows. Brick string courses and rusticated brick ground story. Flat roof with bracketed, overhanging eaves of mission tiles. Tile

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covered shed roof supported by oversized, coupled brackets shelters central entrance in facade.

Edwidge Apartments (ca. 1908-1910), W1227 Riverside Avenue. Adjacent to east end of San Marco Apartments. Brick masonry construction. Brick exterior, contrasting trim. Three stories and basement. Rectangular plan oriented longitudinally on site. Five-bay facade. Linteled openings. Blind round arches above ground story windows. Central, round-arched portal. Single-bay loggias centered above entry, second and third stories. Flat roof. Bracketed cornice.

Myrtle Apartments (1906), W1214 Sprague Avenue. East of San Marco Apartments. Brick masonry construction, stone foundation. Brick exterior with quoining, now painted white. Three stories and basement. Nearly square in plan (50 by 55 feet) with similar addition to rear (1914) attributed to Cutter and Malmgren. Three-bay facade. Linteled sash windows with side lights, planter boxes. Central, round-arched portal. Flat roof with Chinese cornice and cresting.

Sunshine and Herbert Apartments (1905), S5-S11 Cedar Street. Contiguous buildings opposite Carnegie Library. Brick masonry construction on rock foundation. Brick exteriors. Three stories and basement. Rectangular plans (50 by 77 feet) oriented laterally on sites. Nine-bay facades with wide entrance bays offset from center. Entries recessed within wide basket-arched framements. Linteled window openings. Flat roofs and conventional cornices.

IMPACT OF MODERN DEVELOPMENT

The remaining properties are incorporated in the district as interstices or as open space or backdrops important to primary features. They include as follows: that portion of the sizeable hard-surfaced Fox Theater parking lot between the Monroe Street boundary and the Roman Catholic Chancery Building; Convent of the Sisters of the Holy Names Jesus and Mary (1951) to the west of the Catholic Rectory; a high-rise apartment building on the north side of Riverside Avenue opposite the Edwidge and San Marco Apartments; the Riverview Apartments on Riverside at the foot of Cedar Street; and miscellaneous commercial structures of one, two and three stories in height. The latter category includes a two-story post Second World War building on the south side of Riverside between the Knights of Pythias Hall and the Edwidge Apartments; two single-story garages dating from about the 1920s on the south side of Sprague Avenue and adjacent to the Sunshine and Herbert Apartments; and commercial properties immediately south of the Carnegie Library on opposite corners of the intersection of Cedar Street and First Avenue. Of these tertiary properties, the most obvious intrusion is represented by the modern high-rise apartment building on Riverside Avenue. Several turn-of-the-century brick masonry commercial buildings east of the Chancery were torn down when the Fox Theater parking lot was cleared in recent years.

The periphery of the district, especially on the south and east, is characterized by mixed commercial development generally post-dating the first two decades of the 20th century.

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Two peripheral buildings which pre-date or are contemporaneous with the district are the Review Building (1890) and the adjoining Daily Chronicle Building fronting on the Monroe Street boundary between Riverside and Sprague Avenues. Among other peripheral properties outside the district boundary, that which has a negative impact, visually, is the high-rise residential building recently constructed on the north side of Sprague Avenue between Madison and Jefferson Street. It looms behind the Roman Catholic landmarks fronting on Riverside Avenue.

Although the possibility of a landmarks ordinance has been discussed by city officials, at the present time there is no provision in the City Code structure for landmarks or historic district preservation. In general, owners of primary landmarks within the district are understood to favor nomination of the district to the National Register.

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PRIMARY

1. Spokane Club, W1002 Riverside Avenue. Georgian Revival, rectangular in plan, 150 by 57 feet, four stories and three basement levels, dark red brick and white glazed terra cotta, 1910.
2. Civic Building (Chamber of Commerce), W1020 Riverside Avenue. Second Renaissance Revival, rectangular plan, 100 feet fronting on Riverside Avenue, reinforced concrete construction with facing of varicolored scribed brick, one story above grade on Riverside and three basement levels, 1931.
3. Masonic Temple, W1108 Riverside Avenue. Neo-Classical Revival, trapezoidal plan, steel-frame reinforced concrete building, colonnaded facade measuring 222 feet, 1905.
4. Elks Temple, W1116 Riverside Avenue. Second Renaissance Revival, rectangular plan, reinforced concrete building faced with smooth-dressed sandstone, two-story facade measuring approximately 110 feet in length, 1921.
5. Smith Funeral Home and Apartment Building, W1124 Riverside Avenue. Baroque Revival, rectangular plan, four-story reinforced concrete and brick masonry building, frontage of approximately 50 feet on Riverside Avenue, veneer of glazed creme colored terra cotta, 1912.
6. Roman Catholic Chancery Building, W1023 Riverside Avenue. Second Renaissance Revival with a Neo-Classical portico, glazed white terra cotta veneer, H-shaped in plan, three-story, reinforced concrete and brick masonry construction, frontage on Riverside Avenue of approximately 130 feet, 1924.
7. Our Lady of Lourdes Roman Catholic Cathedral, W1103 Riverside Avenue. Romanesque Revival, roughly 80 by 172 feet, cruciform plan with apsidal south end with bell towers 125 feet in height flanking the narthex, reinforced concrete and brick masonry construction with a roseate brick veneer, rusticated stone foundation, sandstone and terra cotta trim, 1907.
8. San Marco Apartments, W1229 Riverside Avenue. Second Renaissance Revival, brick masonry, wedge-shaped in plan, frontage on Riverside Avenue of nearly 200 feet, frontage on Sprague Avenue of approximately 135 feet, 1904.
9. Carnegie Library, 510 Cedar Street. Neo-Classical, rectangular plan, two-story, approximately 50 x 70 feet, brick exterior facing above a dark rock-faced masonry foundation, 1905.

SECONDARY

- A. Our Lady of Lourdes Roman Catholic Rectory, W1115 Riverside Avenue. Brick masonry construction, sandstone foundation and trim, three stories with two-story rear addition, ca. 1910.
- B. Knights of Pythias Hall, W1203 Riverside Avenue. Varicolored dark red brick, sandstone foundation and trim, three stories and basement, 1911.
- C. Edwidge Apartments, W1227 Riverside Avenue. Brick exterior, contrasting trim, three stories and basement, ca. 1908-1910.

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- D. Myrtle Apartments, W1214 Sprague Avenue. Brick exterior with quoining, (now painted white, three stories and basement, 1906. ¹⁸⁵
- E. Sunshine and Herbert Apartments, 55-511 Cedar Street. Contiguous buildings, brick masonry construction on rock foundation, brick exteriors, three stories and basement, 1905. ¹⁹⁴
- G. Riverview Apartments, W1404 Riverside Avenue. Brick masonry construction, two-story with three basement levels, 1901. ¹⁸⁵

INTRUSIONS

- a) Convent of the Sisters of the Holy Names, W1125 Riverside Avenue. One and one-half stories, 1951.
- b) De Vries Service Station, W1215 Riverside Avenue, one story, 1950's.
- c) Rivertall's Tower Apartments, W1224 Riverside Avenue. Highrise, 1973.
- d) Garage building, 1312 W. First Avenue. One story, 1920's.
- e) Garage building, 1318 W. First Avenue. One story, 1920's.
- f) Stimchuck Sporting Goods, 1319-1325 W. First Avenue. Three story, 1920's.
- g) Hotel, 1401 W. First Avenue. Three story, 1920's.
- h) Coles Publishing warehouse, 1425 W. First Avenue, two story, 1920's.

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW
<input checked="" type="checkbox"/> PREHISTORIC	<input checked="" type="checkbox"/> ARCHEOLOGY-PREHISTORIC
<input checked="" type="checkbox"/> 1400-1499	<input checked="" type="checkbox"/> ARCHEOLOGY-HISTORIC
<input checked="" type="checkbox"/> 1500-1599	<input checked="" type="checkbox"/> AGRICULTURE
<input checked="" type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE
<input checked="" type="checkbox"/> 1700-1799	<input checked="" type="checkbox"/> ART
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> COMMERCE
<input checked="" type="checkbox"/> 1900-	<input checked="" type="checkbox"/> COMMUNICATIONS
	<input type="checkbox"/> INVENTION
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	<input type="checkbox"/> EXPLORATION/SETTLEMENT
	<input type="checkbox"/> ENGINEERING
	<input type="checkbox"/> EDUCATION
	<input type="checkbox"/> ECONOMICS
	<input type="checkbox"/> CONSERVATION
	<input checked="" type="checkbox"/> COMMUNITY PLANNING
	<input checked="" type="checkbox"/> LANDSCAPE ARCHITECTURE
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	<input type="checkbox"/> PHILOSOPHY
	<input type="checkbox"/> POLITICS/GOVERNMENT
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	<input type="checkbox"/> THEATER
	<input checked="" type="checkbox"/> SOCIAL/HUMANITARIAN
	<input checked="" type="checkbox"/> SCULPTURE
	<input type="checkbox"/> SCIENCE
	<input checked="" type="checkbox"/> RELIGION

SPECIFIC DATES 1902-1931

BUILDER/ARCHITECT Cutter and Malmgren

STATEMENT OF SIGNIFICANCE

Rigg and Vantyne
Edward J. Baume
Jones and Levesque
G. A. Pehrson
Preusse and Zittel
Albert Held

Riverside Avenue, between Monroe and Cedar, is undoubtedly "Spokane's most beautiful avenue, flanked on both sides with attractive buildings." Since 1901, the small district has increasingly developed a striking individual character in architecture, usage and atmosphere. With the erection of Our Lady of Lourdes in 1902, the trend towards stately dignity continued until 1931 with the completion of the Civic Building. The character of the district has been firmly established through the developmental role of each structure in the district. Their individual contributions were of such high quality that the texture of the whole is more than the sum of the individual structures. The district has been unified during the past 75 years by the pomp and circumstance of long usage and general intent.

Prior to 1900, Spokane spent itself architecturally in two general fashions; business structures and elaborate residences. Virtually all structures prior to 1900 either honor some enterprise (exemplified by the Review Building-National Register 1975), or establish the prestige of a city millionaire (as in the Glover, Finch and Campbell mansions). Beginning in 1900, the city developed the Riverside Avenue District as a tribute to the religious, institutional and social life of the city. Simultaneously, to a lesser degree, the district began to develop as an area of luxury apartments. Riverside Avenue construction began at its furthest points at almost the same period of time; from the east with the Catholic construction of the magnificent church, and on the west with the donation by Andrew Carnegie for a library on Cedar and Riverside. Apartments such as the Myrtle were contemporary as was social inroad into the district with the Masonic Temple in 1904.

While building continued during the first decade and a half of the 20th century, it was remarkable for the high quality of the structures erected and the conscious attempt to match and blend the general thematic scheme of the buildings. Although no two structures are identical, they share certain features that blend the district into a diversified, but unified whole. The grey cast stone of the Masonic Temple leads into the cooler grey cut stone of the Elks Lodge; the tile of the Elks is reiterated in the mansard roof of Smith's. When rebuilding occurred after World War I, architects again made an effort to blend their work with the whole. The Masonic Temple was greatly enlarged, but extensions and alterations were to create a sweep of collonade that increased the

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original stateliness of the building. Both the new Western Union Life (1924) and the Civic Building (1931) were in the scale and flavor of the older buildings.

The thirty year period of growth maintained a remarkable record of outstanding architectural achievement unequalled in Spokane, or any western city. While several sections of the city have high architectural standards there are no portions that have such uniform excellence. That achievement must in part be layed at the hands of the architects of the various structures. From Kirtland Cutter, fellow of the American Institute of Architects, designer of the Spokane Club, to Harold Whitehouse, also a fellow of the AIA, designer of the Civic Building, the architects have been the finest in the Inland Empire. Preusse and Zittel, who designed Our Lady of Lourdes and the Carnégie Library, also created the Jamison Building, Gonzaga University buildings, and many of the state public buildings (during Zittel's term as state architect). Loren Rand and J.K. Dow, architects of the original Masonic Temple included numerous residences and city buildings; most significant of these is the August Paulsen Building, the city's first skyscraper designed by Dow in 1909. G.A. Pehrson besides designing the Western Union Life building was responsible for the Hanford Atomic Works buildings, the Chronicle Building, and Flowerfield, home of L.M. Davenport. Cutter, the city's most prominent architect of the turn of the century was creator of four Spokane homes on the National Register (Glover House, Campbell House, Strahorn Pines, and the Clark Mansion), as well as the Davenport Hotel (National Register, 1975), and other sites outside Spokane. Harold Whitehouse and Ernest Price, designers of the Civic Building, were architects for several hundred churches and schools in the Pacific Northwest; one of their outstanding achievements is the Hutton Settlement, a National Register nominee. Albert Held, architect for the San Marco Apartments, was responsible for some of the finest homes in Spokane, including the James Clark Mansion, as well as some interesting office buildings (the most unique of which is the Hyde Building Annex). The combined achievement of the architects of the Riverside District is a barometer of the total quality of the area's buildings.

Spokane has been, and is, a socially oriented city. Among the first activities of its founders, was to institute proceedings for charters in Spokane of numerous groups from the Masons to the G.A.R. While some of these groups diminished in importance by the 20th century, others became more prominent over the years. Those which were fortunate enough to locate in the Riverside district have generally been active in modern Spokane life.

The Spokane (City) Club was the first formal social organization in the city. Founded prior to the granting of charters by other men's groups, the Spokane Club came to be the most prestigious of the city clubs. Its club building at the turn of the century, the Metals Building, is still a Spokane landmark. After a fire damaged the upper portion of the Metals Building, the group decided to move down Riverside, to a more central

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location near the Monroe Street Bridge. With Kirtland Cutler as architect, the Neo-Georgian structure was destined to become one of the showplaces of the city. The serene dignity of the Club is an impressive and contemporary reminder of the Club's pre-eminent position in the city's social life. Despite financial difficulties during the Depression, the Spokane Club regained vitality in the post-war era. No longer so select that women could only enter from the front basement doors, the Club has become active in the life of Spokane's youth and women as well as the business world.

The Masonic Temple has played an important role in the growth of the city; many of the early pioneers, including James Glover father of the city, were Masons. Founded in the 1880's, the Temple has chartered the surrounding temples in the Inland Empire. The national prestige of the Spokane Masonic organization was responsible for Teddy Roosevelt's participation in the laying of the corner stone of the Temple in 1904. Enlargement in 1925 made the Temple one of the most magnificent in the United States; many claim it is second only to the temple in Washington D.C. in detail and ornament. From the mid 1930's to the late 1950's the Masonic Temple was the stage for Spokane school's graduations, touring theater companies and athletic events. Even today, the Temple shares public events with the Coliseum, Opera House and the Davenport Hotel. The massive grandeur of the exterior conceals an interior as active today as it was at completion a half-century ago.

The Elks Lodge was built at a time when the group was not only the most popular organization in the city, but also among the top ten lodges in the country. Shortly after completion in 1919, the group became the second largest on the West Coast, deferring in size only the Los Angeles Lodge. During the decades following the group remained one of the leaders of Elk organization. The building's ornate but dignified exterior is a tribute to their pride in the lodge in the first part of the century.

The last of the social groups in the district was the Knights of Pythias. Founded in 1864 in Washington D.C. to promote friendship and brotherhood in the war-torn nation, the Knights of Pythias were active in civic and benevolent causes wherever located. The group attained sufficient prestige in Spokane to erect their three story building in 1911. At the peak of membership, in the 1920's, there were over 1500 members. With the group's general decline following World War II, the Knights of Pythias Castle was sold to the American Red Cross in the early 1960's. The four religious structures on the block are all owned by the Catholic church. The oldest structure, Our Lady of Lourdes, was built during a period of economic difficulty by a small Catholic population. Begun in 1902, services were held in the basement during the five years remaining of construction. An ambitious project for the tiny community of Catholics, the church became a Cathedral when

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the Diocese of Spokane was created in 1913. Forerunner of the many large Spokane churches, it had a number of unusual features, including, among the first wheel windows in the area. Undoubtedly the most striking church in Spokane until the 1920's, it is a city landmark, visible from many downtown locations.

The Rectory was constructed shortly after the Cathedral. A simple building it is neither ornate nor large. However the materials used in construction, from marble risers in the stairs to the leading in the glass, make it a worthy member of the Riverside district. The convent on the west end of the block was added in 1951 in a red brick which blends with the Spokane Club and Cathedral.

The Diocesan Chancery, formerly the Western Union Life Building, is the present administrative headquarters for the Bishop of Spokane as well as his residence. The Western Union Life Company was a Spokane firm founded shortly after the turn of the century by R. Lewis Rutter, Spokane banker. The company was worth an estimated \$100,000,000 when it was sold to Sun Life of Canada in 1928. The building was used by numerous insurance firms until it was purchased by the Catholic Diocese in the 1960's. Perhaps, because it was built by a Spokane based firm, the building was designed to match the dignity of the surrounding structures.

With nothing funereal about its design, Smith's elaborate facade had much more the appearance of its second function, an apartment house, the Rochester. Smith's Funeral Home is the oldest continuously operating mortuary in the city. By a decade after the turn of the century, the Smith family, was able to finance the French Renaissance structure. It was designed to house the mortuary and apartments. Its polished terra cotta has a sophisticated and European air that continues the cosmopolitan flavor of the Riverside District.

The elegance of apartments like the Rochester is repeated in one other primary structure, the San Marco Apartments. The San Marco was perhaps the finest luxury apartment house in the city in 1910. Its touches of elegance include the driveway that bears a sign warning entrants to hold their horses to a walk. The opulence of the district is slightly faded; Cadillacs never seem as luxurious as horse drawn landaulets. Surrounding the triangle of the San Marco and its central courtyard, are apartments which were originally luxurious and prestigious; in recent times their status has dimmed but they retain the vestiges of their former atmosphere.

Public buildings on the Riverside Avenue District include the Civic Building and the Carnegie Library. The Carnegie Library was constructed from funds donated by Carnegie and from land donated by Spokane pioneer A. M. Cannon. Designed to be awe-inspiring, the effect is most marked, when standing at the foot of the colossal columns to each side of the entrance. Discontinued from library use in the late

Photogenically cosmopolitan, the Riverside Avenue District is the favorite location of style shows, and promotional activities. However the districts architectural beauty and dignity are only surface relections of the community spirit and striving for excellence that made it possible for a city to create over 30 years time one of the most harmonious, yet diverse, architectural districts in the Northwest.

9. MAJOR BIBLIOGRAPHICAL REFERENCES

Report of the Board of Park Commissioners, Spokane, Washington 1891-1913. Includes the 1907 report to the Board of Park Commissioners by Olmsted Brothers - Landscape Architects, Brookline, Massachusetts.

(see attached sheet)

10. GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 16.5 acres, more or less
UTM REFERENCES See continuation sheet

VERBAL BOUNDARY DESCRIPTION			
A	ZONE	EASTING	NORTHING
B	ZONE	EASTING	NORTHING
C	ZONE	EASTING	NORTHING

See attached sheet

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
Patsy M. Garrett and Elisabeth Walton Potter, Historic Preservation Specialists.

ORGANIZATION
Office of Archaeology and Historic Preservation

DATE
January 1976

STREET & NUMBER
P. O. Box 1128

CITY OR TOWN
Olympia

STATE HISTORIC PRESERVATION OFFICER CERTIFICATION
WASHINGTON 98504

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

[Signature]

TITLE

State Historic Preservation Officer

DATE

March 15, 1976

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

DATE

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

DATE

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1. City of Spokane, N. 221 Wall, Spokane, WA 99201
(traffic islands, Monaghan Monument, etc.)
2. Spokane Club, W. 1002 Riverside Ave., Spokane, WA 99201
(club building)
3. Spokane Chamber of Commerce, W. 1020 Riverside, Spokane, WA 99201
(Civic Building)
4. Catholic Bishop of Spokane, W. 1023 Riverside, Spokane, WA 99201
(a. Chancery Building, W. 1023 Riverside)
(b. Cathedral of Our Lady of Lourdes, W. 1115 Riverside)
(c. Rectory of Our Lady of Lourdes, W. 1117 Riverside)
(d. Convent of Our Lady of Lourdes, W. 1125 Riverside)
5. City Realty, Goodale & Barbiero, Lincoln Bldg. Lobby, W818 Riverside Ave., Spokane, WA 99201
(parking lot W. 1015 Riverside)
6. Masonic Temple Association, Edward Johnson, W. 1108 Riverside, Spokane, WA
(Masonic Temple)
7. BPOE Lodge #228, W. 1116 Riverside, Spokane, WA 99201
(Elks Lodge)
8. Smith & Co., W. 1124 Riverside, Spokane, WA 99201
(Smith's Funeral Home/Rochester Apartments)
9. American Red Cross, W. 1203 Riverside, Spokane, WA 99201
(Knights of Pythias Building)
10. William De Vries Sr., W. 1215 Riverside, Spokane, WA 99201
(De Vries Service Station)
11. Ronald White/Gladys Pomerinky, E. 1120 16th Ave., Spokane, WA 99201
(Riverview Apartments, W. 1404 Riverside)
12. Bank of California N.A., E.L. Woldson, Box 3095, Seattle, WA 99114
(a. Edwidge Apartments, W. 1227 Riverside)
(b. Myrtle Apartments, W. 1214 Sprague)
13. Chrysler-Plymouth City, Barton & Walton, W. 1208 Sprague, Spokane, WA 99201
(used car lot)

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14. M.E. & E.M. Riggs, Goodale and Barbiero, 631 Lincoln Building,
W. 818 Riverside, Spokane, WA 99201
(San Marco Apartments, W. 1230 Sprague) *W/12-9?*
15. Alpine Investments/R.T. Hubbard, S. 510 Wall, Spokane, WA 99201
(Sunshine Apartments, S. 5 Cedar)
16. McGlade & Markley Raugust/Mark L. Brown, W. 707 5th Avenue, Suite 2,
Spokane, WA 99201
(Herbert Apartments, S. 11 Cedar)

Cum gratia Library S 10 Cedar

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The Western Architect, Vol. 12, No. 3 (September 1908). Includes several illustrated features on Spokane architecture. The journal was published in Minneapolis, Minnesota, seat of the western railroad empire in which Spokane was a prime location.

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"Civic Building Has Proved Its Worth", Spokane Spokesman-Review (June 21, 1931).

Masonic Temple Outlay Soon to Total \$550,000", Spokane Spokesman-Review (November 26, 1922).

"Wonders of Bygone Dusty Ages Revived in Beauties of Great Masonic Temple", Spokane Daily Chronicle (May 28, 1925).

"\$355,000 Temple Debt Free is Boast of Spokane Lodge", Spokane Spokesman-Review (October 30, 1938).

"Smith's Building to Cost \$130,000", Spokane Spokesman-Review (June 18, 1911).

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"Dedicate Our Lady of Lourdes Church Thursday", Spokane Spokesman-Review (November 22, 1908).

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UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM

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revised

VERBAL BOUNDARY DESCRIPTION

Beginning at a point in the center of the intersection of Monroe Street and Main Avenue; thence south along centerline of Monroe Street to a point opposite the rear property lines of Lots 1 through 6 of Blocks 25 and 26 of Glover's Addition to the Plat of Spokane; thence west along rear property lines of said lots to centerline of Jefferson Street; thence south along centerline of Jefferson Street approximately 40 feet, more or less, to point opposite rear property lines of Lots 1 through 3 of Block 27 of Glover's Addition; thence west along rear property lines of said lots to east property line of Lot 7 of said Block 27; thence south along east property line of Lot 7 of said Block to centerline of Sprague Avenue; thence west along centerline of Sprague Avenue to a point opposite east property line of Lot 3 of Block 1 of the Railroad Addition; thence south along east property line of said Lot 3 to centerline of First Avenue; thence west along centerline of First Avenue to point opposite SE corner of Lot 1 of Block 14 of Browne's Addition; thence southwesterly along rear property lines of Lots 1 through 6 of said Block 14 to centerline of Walnut Street; thence north along centerline of Walnut Street to northern edge of Riverside Avenue; thence northwesterly along northern edge of Riverside Avenue to west property line of Lot 4 of Block 14 of the 2nd Addition to the West Riverside Addition; thence north along west property line of said Lot 4 approximately 118 feet; thence northeasterly to include approximately the front, or southerly 118 feet of Lots 4 through 1 of Block 14 of said Addition and Lots 12 through 23 of Block 4 of Glover's Addition; thence north along west property line of Lot 24 of said Block 4 to rear property line of said lot; thence northwesterly along rear property lines of Lots 24 and 25 to west property line of Lot 26 of said Block 4; thence north along west property line of said Lot 26 to centerline of Main Avenue; thence east along centerline of Main Avenue to point of beginning.

RIVERSIDE AVENUE NATIONAL REGISTER HISTORIC DISTRICT BOUNDARIES

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES INVENTORY -- NOMINATION FORM

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Boundary Revision:

Delete the portion of line 12 of the Verbal Boundary Description following the words "First Avenue", all of lines 13 through 16, and the portion of line 17 preceding the words "to centerline of of Walnut Street".

The effect of this revision is to establish the southern boundary along the centerline of First Avenue for that portion of the district west of a point opposite the east property line of Lot 3 of Block 1 of the Railroad Addition.



RIVERSIDE AVENUE
HISTORIC DISTRICT
NATIONAL REGISTER OF HISTORIC

HOWARD

WALL

POST

LINCOLN

MONROE

IDE

SPOKANE RIVER

MAIN

WRIGHT

CEDAR

MAPLE

CLARKE

WILSON

ASH

1ST

2ND

3RD

MADISON

JEFFERSON

ADAMS

CEDAR

WALNUT

MAPLE