

**OREGON INVENTORY OF HISTORIC PROPERTIES
HISTORIC RESOURCE SURVEY FORM**

Note: For properties 35 years old and newer, starred (*) sections are the only required fields.

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|--|------------------|--|--|---|--|
| | | | | *County: Clackamas | |
| *Street Address: 880 Bickner Street | | | *City Lake Oswego | | |
| USGS Quad Name: Lake Oswego | | | GPS Reading, UTM Format (Universal Transverse Mercator): Longitude: 45.40836 -122.67038 | | |
| Township: 2 South | Range: 1 East | Section: 10 | Block/Lot: Block 10/Lots 5&6 | Tax Lot #: 7900 | |
| Historic Name: Felix and Damaris Collard House | | | Grouping or Cluster Name: Settlement Era Homesteads of the Willamette Valley | | |
| *Date of Construction: c1860 | | Other Name: F.A. Collard House | | | |
| Historic Use or Function: DOMESTIC: Single Dwelling | | *Current Use: DOMESTIC: Single Dwelling | | Associated Archaeological Site: Unknown | |
| Architectural Classification(s): Victorian Era | | Plan Type/Shape: Compound Plan/T-Shape | | Number of stories: 2 | |
| Foundation Material: Poured-In-Place Concrete | | Structural Framing: Wood | | Moved? No | |
| Roof Type/Material: Cross Gable/Asphalt Shingles | | | Window Type/Material: Four-Over-Four Double-Hung/Wood | | |
| Exterior Surface Materials Primary: Wood Cove-Style Drop Siding | | Secondary: N/A | | Decorative: Chamfered Wood Posts with Flat Jigsaw Brackets | |
| Exterior Alterations or Additions, Approximate Date: Site size altered after 1927; One-story porch removed after 1927; Garage Added after 1927; Front porch patio altered; Door shutters added; Second side-gabled unit likely added after original construction; Wing added after 1989; Picket fence added after 1989; Wood shingles replaced after 1989; Barn converted into accessory dwelling unit. | | | | | |
| Number and Type of Associated Resources: One barn | | | | | |
| Integrity: Excellent | | Condition: Good | | Local Eligibility: Eligible/Contributing | |
| National Register Listed? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Unknown | | | | | |
| Preliminary National Register Findings: | | | | | |
| Potentially Eligible: <input type="checkbox"/> Individually or <input checked="" type="checkbox"/> As a contributing resource in a District | | | | | |
| Not Eligible: <input type="checkbox"/> Intact but lacks distinction or <input type="checkbox"/> Not 50 years old or <input type="checkbox"/> Altered - Choose one: | | | | | |
| <input type="checkbox"/> Reversible/ potentially eligible individually or in a District <input type="checkbox"/> Reversible/ ineligible, lacks distinction <input type="checkbox"/> Irretrievable lack of integrity | | | | | |
| *Researcher/ Organization: Kristen Minor & Brandon J. Grilc/Peter Meijer Architect, PC | | | | Date Recorded: 11/05/2015 | |
| SHPO #: 31061 | | | | | |

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Description of Physical and or Landscape Features:

The Felix and Damaris Collard House is located at the northwest corner of Oak and Bickner Streets on a .23-acre, square-shaped parcel in the Hallinan neighborhood of Lake Oswego. The site, which slopes downward from south to north, includes landscape features, such as mature trees and a tall Laurel hedge along Oak Street. Other trees are found in the front lawn and in the backyard. Native grasses and shrubs wrap the north portion of the parcel. The site also includes a fieldstone retaining wall along Bickner Street. This wall runs the length of the house and helps provide a level topography on which the house is located.

The Collard House faces east toward Bickner Street. It is a two-story, T-shaped form with a cross-gabled roof. The house consists of two units: the primary two-story, front-gabled unit to the north and a centrally located one-story, side-gabled unit to the south. A one-story, front-gabled wing is located to the south of the house off of the side-gable's west façade. Collectively, the house sits atop a poured-in-place concrete foundation that also acts as the site's north retaining wall. The north, east, south, and west façades are faced with wood cove-style drop siding and corner boards, and feature four-over-four, double-hung and fixed, four-light, wood windows with wood casing. The main entrance is located on the south façade and consists of a single-door opening with a multi-light wood door with two lower panels and flanking wood shutters. A one-story porch with shed roof and chamfered wood posts with flat jigsaw lace-like brackets extends across the east façade. The porch posts sit on a brick patio along the front of the house. The east- and south-facing gables protrude slightly from the house and feature a wood entablature. The roof is finished with asphalt shingles. Two brick chimneys are centrally located on the north façade and also between the primary unit and intersecting side-gabled unit.

An attached two-bay garage is located on the south façade below the grade of the house. Like the house, the garage has a concrete foundation, is faced with drop siding, and has an overhanging roof finished with asphalt shingles. The site also includes a one and one-half story, cross-gabled barn to the southwest, facing Oak Street. The barn, which appears to have been converted into an accessory dwelling unit, is faced with rough, un-painted, board-and-batten wood siding. The roof is finished with green standing-seam metal roofing.

Based on the 1927 Sanborn fire insurance map, the Collard House site included the two adjacent lots, lots seven and eight, to the west. At that time the site included the primary T-shaped dwelling and the one and one-half story barn in their original locations. The house also had a one-story porch or overhang on the north façade where the garage is currently located, which places the construction of the garage after 1927. Other changes to the house over time include the replacement of the front porch patio with brick and the addition of the door shutters. It is likely that the second side-gabled unit was added to the primary unit after its original construction. The dates of these alterations and additions are unknown.

Since the last survey was recorded in 1989, the house's footprint has changed slightly with the addition of the one-story, front-gabled wing to the west. Other changes that have occurred since the last survey are the addition of an un-painted wood picket fence in the front yard along Bickner Street and the replacement of the roof's wood shingles with asphalt shingles. According to the 1989 survey, the original window glazing, doors, and chimneys have been replaced or altered. The dates of these alterations are unknown.

The Collard House has many of the features used to define Victorian Era houses that were common from 1860-1900. These features include porches with spindlework detailing, including flat jigsaw lace-like brackets, front-gabled forms with relatively steep pitches, horizontal board siding, and multi-light double-hung wood windows. The Collard House also features details such as an entablature and reserved window cases. These details are common to Victorian-Era Vernacular style homes. The barn, which appears to have been built around the same time as the house, also reflects the Vernacular styling that was common during its time of construction.

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Statement of Significance: [Required only for Intensive Level Surveys] (Use additional sheets if necessary)

The Felix and Damaris Collard House is located at 880 Bickner Street in Lake Oswego, Oregon. Originally built c1860 in the South Oswego neighborhood, this house has retained excellent historic integrity and has become a prime example of Victorian Era dwellings that were common during Lake Oswego's early development.

The Collard House sits on land originally owned by Felix and Damaris Collard as part of the F.A. Collard Donation Land Claim. Around 1860, a segment of this land claim was purchased by Matthew and Catherine Patton, using \$10,000 that Patton acquired from his advantageous participation in the California gold rush. Years later, Patton and his wife platted this land and titled it South Oswego in 1883 making it Oswego's second neighborhood. At this time, South Oswego only consisted of a few streets; however, in 1891 "Patton's son and his partners" (Lake Oswego Preservation Society "1883 South Oswego") created the "South Oswego Addition," which expanded the neighborhood and changed the names of the streets from numbers to tree species. According to the last survey conducted on this property in 1989, the Collard House may have been the original residence of the Collard family. In 1888, James Smith purchased the property including lots 5 and 6 of block 10 from Edward Mathiesen for \$150 (Clackamas County Deeds of Title v37 298). The following year, James and Della Smith sold the same lots to John Bowles for \$275 in 1889 (Clackamas County Deeds of Title v33 424). The estate of John Bowles, who at this point was deceased, conveyed the lots to P.H. Jarisch for the amount of \$675 nine years later in 1908 (Clackamas County Deeds of Title v103 313).

Felix Collard lived in Christian County, Kentucky before he moved to Pleasant Hill, Illinois in 1830. While in Illinois he married and had six children. He moved to Oregon in 1847, where he settled a Donation Land Claim and fathered three more children (Early Settlers). Though possibly constructed by the Collard family as early as the 1860s, the property on which the Collard House sits was owned by Mathiesen prior to 1888. Edward Mathiesen, an employee of the Oregon Iron Company, is associated with the history of the nearby Worthington House. By 1900, the house was occupied by Jonathan Bowles and his daughter Martha E. Ball and her four children. According to the 1989 survey, Bowles was born in Virginia in 1826 and traveled to Oregon and Oswego in 1853. By 1910, Pressley Jarisch, his wife Flora, and their two daughters lived in the house. Further information from the 1989 survey includes the following: "Pressley Jarisch first came to Oswego in 1880 to make charcoal for the Oregon Iron Company. Jarisch and his brother-in-law, Albert Walling, had a 200-acre nursery for 25 years where they shipped trees and other stock all over the world. The partners sold their land to Marylhurst College for \$34,000. Walling and Jarisch married sisters, Flora and Mary Bagby of Molalla. Flora Jarisch died shortly before the house was purchased in 1937 by the Lowry family. The Lowrys did extensive work on the house making all repairs, changes, and additions in keeping with the integrity of the original structure. H.H. Lowry is listed in the 1947-48 Clackamas Country Directory as a salesman for the Columbia Co. in Portland."

Today, the house continues to reflect many of the character-defining features associated with Victorian Era style dwellings used in the early development of Lake Oswego. These features include flat jigsaw lace-like brackets, front-gabled forms with relatively steep pitches, horizontal board siding, and multi-light double-hung wood windows. The size of the site also reflects the development of Lake Oswego and the South Oswego neighborhood as it consists of two full lots. Currently, the Collard House retains excellent historic integrity and continues to embody many of the Victorian Era style characteristics used during its time of construction, making it a prime example of its style and type.

Overall, based on the information gathered for this survey and further research, it is more than likely that the Collard House can be found significant in the areas of architecture and community planning and development. Given its retention of all aspects of historic integrity, and its contributions to Oswego's early neighborhood development, the Collard House could also be a contributing resource in a potential historic district.

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East Façade (Viewing Northwest)

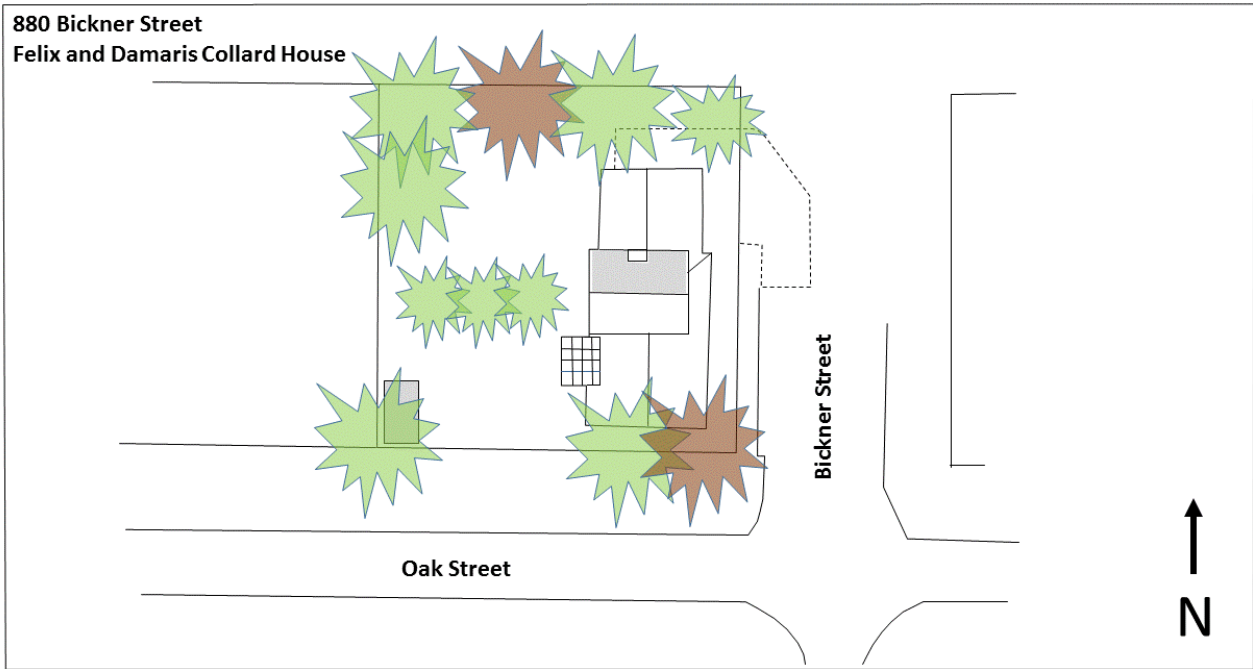


East Façade (Viewing Southwest)

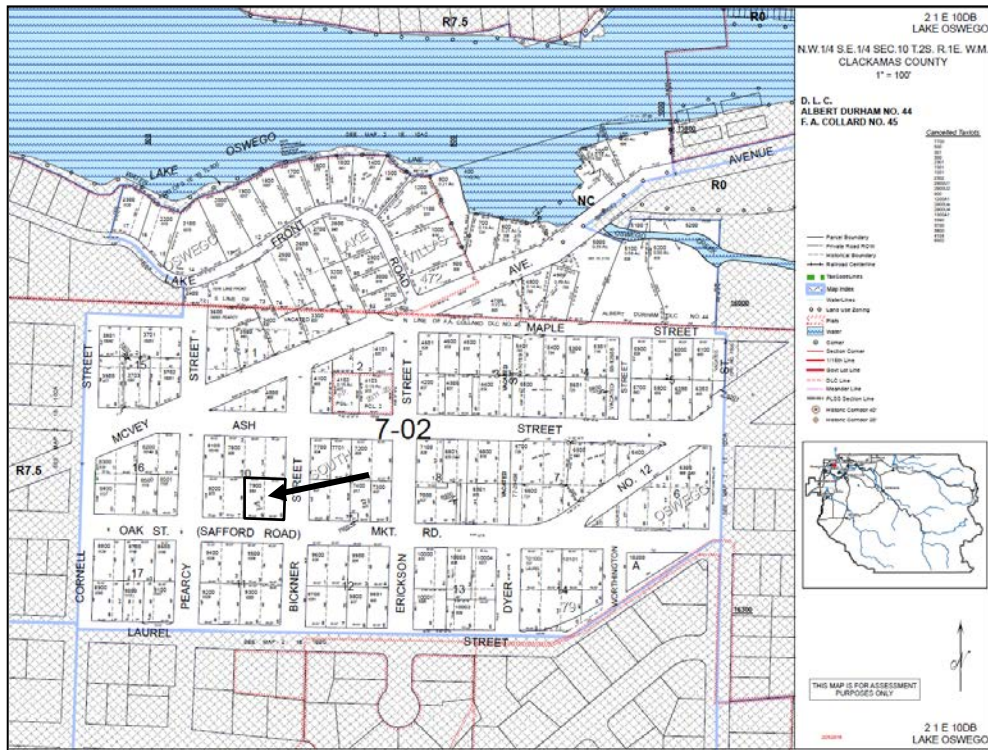
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Felix and Damaris Collard House Site Plan



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Note: This page of the survey form is required only for Intensive Level Survey

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| | | *County: Clackamas |
| Street Address: 880 Bickner Street | | City: Lake Oswego |
| Architect and / or Builder(s): Unknown | Owner Type: <input checked="" type="checkbox"/> Private <input type="checkbox"/> Local <input type="checkbox"/> State <input type="checkbox"/> Federal <input type="checkbox"/> Mixed | |
| | Owner Name(s): | |
| Addition or Subdivision Name: South Oswego | Address: | |
| | City, State, Zip: | |
| | Phone Number(s): | |
| Area(s) of Significance: Architecture and Community Planning and Development | | |
| Property Category: <input checked="" type="checkbox"/> Building <input type="checkbox"/> Structure <input type="checkbox"/> Site <input type="checkbox"/> Object <input type="checkbox"/> District | | |
| Documentation | | |
| Research Sources: <input checked="" type="checkbox"/> Title/ Deed Records <input checked="" type="checkbox"/> Sanborn Maps <input type="checkbox"/> Obituary Index <input type="checkbox"/> City Directories <input checked="" type="checkbox"/> Census Records <input type="checkbox"/> Biographical Encyclopedias <input checked="" type="checkbox"/> Newspapers | <input type="checkbox"/> Building Permits <input checked="" type="checkbox"/> Tax Records <input checked="" type="checkbox"/> SHPO Files <input type="checkbox"/> State Archives <input type="checkbox"/> State Library <input checked="" type="checkbox"/> Local Histories <input type="checkbox"/> Personal Interviews <input checked="" type="checkbox"/> Historic Photographs | Local Library (specify): Lake Oswego Public Library Multnomah County Library University Library (specify): Historical Society (specify): Other (specify): |
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Bibliographic References (Books, articles, interviews, etc.)

Clackamas County Deeds of Title v33.

Clackamas County Deeds of Title v37.

Clackamas County Deeds of Title v103.

"Donation Land Claims." Early Settlers, June 15, 1956.

Lake Oswego Preservation Society. "Neighborhood Histories: 1883 South Oswego." <http://lakeoswegopreservationsociety.org/nh-1883-south-oswego/>.

U.S. Census, 1900, Oswego Precinct, Oregon, Clackamas County (John Bowles residing).

U.S. Census, 1910, Oswego Precinct, Oregon, Clackamas County (Jarisch fam. residing).

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