

Spokane Register of Historic Places Nomination

*Spokane City/County Historic Preservation Office, City Hall, Sixth Floor
808 Spokane Falls Boulevard, Spokane, Washington 99201-3337*

1. Name of Property

Historic Name **MERRILL-EDMUNDS HOUSE**

2. Location

Street & Number 1105 North Evergreen Street
City, State, Zip Code Spokane, WA 99201
Parcel Number 25141.0020

3. Classification

Category of Property	Ownership of Property	Status of Property	Present Use of Property	
<input checked="" type="checkbox"/> building	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agricultural	<input type="checkbox"/> museum
<input type="checkbox"/> site	<input checked="" type="checkbox"/> private	<input type="checkbox"/> work in progress	<input type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both		<input type="checkbox"/> educational	<input checked="" type="checkbox"/> residential
<input type="checkbox"/> object	Public Acquisition	Accessible	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
	<input type="checkbox"/> in process	<input checked="" type="checkbox"/> yes, restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes, unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
		<input type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other

4. Owner of Property

Name Marilyn Trail
Street & Number 1105 North Evergreen Street
City, State, Zip Code Spokane, WA 99201
Telephone Number/E-mail 327-2466

5. Location of Legal Description

Courthouse, Registry of Deeds Spokane County Courthouse
Street Number 1116 West Broadway
City, State, Zip Code Spokane, WA 99260
County Spokane

6. Representation in Existing Surveys

Title City of Spokane Historic Landmarks Survey
Date Federal__ State__ County__ Local__
Depository for Survey Records Spokane Historic Preservation Office

final draft 22 Feb 2002

7. Description

Architectural Classification

(enter categories from instructions)

Condition

excellent
 good
 fair
 deteriorated
 ruins
 unexposed

Check One

unaltered
 altered

Check One

original site
 moved & date _____

Narrative description of present and original physical appearance is found on one or more continuation sheets.

8. Spokane Register Criteria and Statement of Significance

Applicable Spokane Register of Historic Places Criteria--mark "x" in one or more boxes for the criteria qualifying the property for Spokane Register listing:

- A Property is associated with events that have made a significant contribution to the broad patterns of Spokane history.
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield, information important in prehistory history.

Narrative statement of significance is found on one or more continuation sheets.

9. Major Bibliographical References

Bibliography is found on one or more continuation sheets.

10. Geographical Data

Acreage of Property 1.07 acres.

Verbal Boundary Description Lot 4, Sec 14, TS25 North, R42 East, beginning at a point 360' west & 200' south of the NE corner of Lot 4, thence west 314' to the east bank of the Spokane River, thence southerly along the east bank of the Spokane River to a point 325' south of the north line of Lot 4, thence east 435' to a point 125' south of the point of beginning, thence north to point of beginning.

Verbal Boundary Justification Nominated property includes entire parcel and urban legal description.

11. Form Prepared By

Name and Title Linda Yeomans, Consultant
Organization Historic Preservation Planning
Telephone Number/E-mail 509-456-3828 or lyeomans@qwest.net
Street, City, State, Zip 501 West 27th Avenue, Spokane, WA 99203
Date 20 Feb 2002

12. Additional Documentation

Map Spokane City/County plat map, 2002
Photographs and Slides 20 black & white prints; 20 color slides

13. Signature of Owner(s)

Marilyn L. Trail

14. For Official Use Only:

Date Received: _____ Attest: [Signature]

Date Heard: _____ City Clerk

Commission Decision: _____ Approved

Council/Board Action: 3/25/02 as to Form: [Signature]
Assistant City Attorney

Date: 3/27/02

We hereby certify that this property has been listed in the Spokane Register of Historic Places.

[Signature]
CITY ADMINISTRATOR, City of Spokane
or

CHAIR, Spokane County Commissioners

CHAIR, Spokane City/County Historic Landmarks Commission

[Signature]
OFFICER, City/County Historic Preservation Officer
City/County Historic Preservation Office
Sixth Floor - City Hall, Spokane, WA 99201

Narrative Description

Summary Statement

Built in 1904, the Merrill-Edmunds House is a good example of a Craftsman style bungalow. The house is located along the east bluff of the Spokane River on the western-most boundary of Spokane's West Central neighborhood. Sited on North Evergreen Street at house number 1105, the house is fronted by a basalt and fieldstone rock wall that spans the width of the lot, and commands a panoramic view of the river and forested hillside across the river. The Merrill-Edmunds House is a one-and-one-half story, frame bungalow with a modified rectangular plan, a front-facing gable roof, and a covered front porch. The exterior walls of the house are finished with wood shingles and the foundation is built of basalt rock. The porch is supported by square columns, and by angled brackets that are a signature feature used on many homes designed by W. W. Hyslop, the architect of the Merrill-Edmunds House. The interior of the house reflects the Arts and Crafts style in the vertical-plank design of the doors, finished oak floors and fir woodwork, a hand-crafted fieldstone fireplace, and a custom-made chandelier similar to those produced by Gustav Stickley. A garage, built in 1936, echoes the design and materials of the house and is set northwest of the house along the north boundary of the lot. A steep hillside slopes down to the riverbank behind the house. The property is in good condition and has had few alterations since its construction. It retains good integrity of location, design, materials, workmanship, and association.

Current Appearance and Condition--January, 2002

Site

Situated at the base of the bluff below Summit Boulevard in the West Central area of Spokane, the small neighborhood along North Evergreen Street is sandwiched between the bluff to the east and the Spokane River to the west. Evergreen Street extends for only 600 feet and runs parallel to the river. The Merrill-Edmunds House is built along the west side of Evergreen Street on the east end of Lot 20. The lot slopes west down to the river and is bordered by the Spokane River on the west, Evergreen Street on the east, and single-family homes built from 1902 to 2000 on the north and south. A basalt and fieldstone rock wall and mature maple trees front the Merrill-Edmunds property along Evergreen Street. The house is set behind the rock wall and has a manicured front and south side lawn. The south lawn and garden contain a round raised planter constructed of basalt rock and fieldstone. Behind the house, the lot slopes down to a garage, a rock wall terrace, and a grape arbor. Below the terrace is a small wood frame chicken house and another rock wall terrace. Below the second terrace, the lot is dotted with Ponderosa pine and Douglas fir trees, shrubs, and wild grass as it continues to slope down to the east bank of the Spokane River. The riverbank is irregular and is covered with a mixture of coarse basalt rock and smooth, round river rocks.

Exterior

The Merrill-Edmunds House forms an irregular rectangular footprint that roughly measures 30 feet wide and 40 feet deep with nearly 1200 square feet on the first floor. The house has a front-facing gable that extends over a full-width front porch. The low-pitched roof is covered in composition shingles and has widely overhanging eaves embellished with decorative rafter ends. The exterior walls of the house are clad in cedar wood shingles stained dark brown. Vertical wood corner boards, and a horizontal wood band that separates the foundation from the first floor, help define the outline of the house. The dark brown shingles are complimented by white-painted exterior door and window surrounds, porch piers, balustrade, and trim. The house retains original shingle and trim colors, shingles, and windows, most of which are one-over-one, double-hung, wood-sash units. Exceptions are a plate-glass picture window on the south wall in the dining room, a multi-paned leaded glass window on the north wall in the living room, two plate-glass picture windows in the northeast corner of the living room, and a ribbon of three six-over-one, multi-paned windows on the second floor on the facade of the house. The home is supported by a basalt rock foundation, and has a daylight basement on the west, rear elevation of the house. Part of the basement is located above grade due to the steep slope on which the house is sited.

The facade of the house is defined by a front-facing gable roof. The roof extends over the first floor of the house and forms a covered porch that spans the full width of the dwelling. The porch is supported by thick, square columns arranged in clusters of two and three on the outside corners of the porch and in the center of the porch. The square columns are set on square pedestals clad in wood shingles like those cladding the exterior walls of the house. A horizontal pair of porch rails protect the porch deck. Decorative angled brackets connect the porch columns to the porch roof. The porch deck is made of fir planks, and wood steps rise to the deck surface from the front walkway. The centrally placed front door is made of vertical-grain, red fir and features a vertical-plank design. Black wrought-iron strap hinges support the door. The door has a plate glass window located on the upper half of the door and an original brass door knob and door plate.

The north elevation of the house features a shed roof dormer with a ribbon of three windows. First-floor windows are asymmetrically placed and include a picture window on the northeast corner, a leaded-glass window, and a one-over-one, double-hung sash unit. The space under the porch is protected with a wood lattice-work panel. The basalt rock foundation of the house is gradually exposed as the land slopes downhill towards the west, rear elevation of the home.

The south elevation of the house features a hip roof dormer with one window, a poured concrete side porch and side entrance to the first floor, and a shed roof over the entrance

and the porch. The porch posts and horizontal rails are constructed of threaded iron pipe.

The west, rear elevation of the house has a daylight basement at grade. A wood storm door with multi-pane glazing, and a wood exterior door open into the basement at the foundation.

Interior

The Merrill-Edmunds House has an unfinished basement, a first floor, and a second floor. The first floor has a small vestibule by the front entry, a living room with a fireplace, a dining room, a kitchen, two bedrooms, and a bathroom. The second floor has two bedrooms and a bathroom.

The front door of the house opens to a small vestibule. The vestibule has two doorways; the west doorway opens to the living room and the south door opens to the dining room. The living room has a ceiling with boxed beams and a fireplace constructed of fieldstone. The fireplace has a thick wood mantel supported by plain brackets and a glazed ceramic tile hearth. The ceramic tiles are glazed to a low sheen with a brown-red mottled finish and are set diagonally in the hearth. Besides the boxed beams and fireplace, other focal points in the living are a diamond-paned leaded-glass window on the north wall and a circa-1904, custom-made, hammered-metal chandelier with parchment shades designed in the Arts and Crafts style. The living room leads west to a bedroom in the northwest corner of the house. The bedroom floor is covered with original linoleum in excellent condition. A door from the bedroom opens south to another bedroom located in the southwest corner of the house. The southwest corner bedroom has hardwood oak floors and a full bathroom *en suite*. The kitchen, located on the south wall of the house, was remodeled in the 1940s and has painted cabinets that extend to the ceiling, a glazed ceramic tile counter top and backsplash, and a circa-1940s linoleum floor. The ceramic tile counter top features diagonally laid yellow tiles with a green bull-nose tile border on the counter's outside edge. A door in the dining room opens to an interior staircase that rises to the second floor with a hallway along the south wall. A bedroom and bathroom are located on the west end of the second floor and a large bedroom is located on the east wall above the front porch. All of the interior walls in the house are plaster-and-lathe. Oak hardwood floors are located in the vestibule, living room, dining room, and the southwest bedroom. The woodwork in the vestibule, living room, and northwest bedroom is ebony-finished vertical-grain red fir; the woodwork in the southwest bedroom, dining room, and kitchen is painted fir. Interior doors are made of wood and feature a vertical plank design that matches the front door. The floor molding, and door and window surrounds are six inches wide and feature decorative lintels with extended tails.

Garage

Built in 1936, a frame garage with a front-facing gable measures 18 feet wide and 18 feet long and is located behind the Merrill-Edmunds House along the north edge of the lot. A driveway leads to the garage from Evergreen Street. The garage has a composition roof, wood shingle siding that matches shingles used on the house, and a foundation constructed of smooth, round river rocks. Like the house, the garage is built on a steep, west-facing slope and has a daylight basement accessible through a door on the north elevation. The original carriage house doors on the building's facade were removed in the 1960s and replaced with two wooden folding garage doors. In 1962, an aluminum carport was installed on the facade of the garage. A new composition roof was installed on the garage in 2001.

Original Appearance and Alterations

Exterior

The Merrill-Edmunds House has had few alterations since it was built in 1904. The exterior of the house retains its original wood shingle siding, windows, front porch deck, steps, and railings. The house originally had a wood shingle roof; a composition roof was installed in the 1920s and again in the 1950s. A new composition roof was installed in 2001. In 1919, the second floor of the house was finished with a shed dormer on the north elevation and a hip dormer on the south elevation. A porch constructed of poured concrete was built on the south elevation of the house in 1951. A temporary roof made of rolled aluminum sheathing was laid on top of the porch frame in the 1980s. In 1951, two large picture windows were installed in the northeast corner of the living room, replacing the original pair of one-over-one, double-hung, wood-sash units.

Interior

In 1919, the second floor of the house was finished with two bedrooms and a bathroom. A bathroom was built on the first floor in the 1930-1940s, and the kitchen was remodeled in the 1940s. The first-floor bathroom was remodeled in the 1950s. A fireplace insert was installed in the fireplace in the 1980s. In 2001, plumbing and wiring repairs were made throughout the house, a door adjoining the kitchen to the bathroom was removed and a wall was built to close the space, the wall behind the range was re-tiled in the kitchen, and the hardwood oak floors on the first floor were refinished.

Areas of Significance	Architecture
Period of Significance	1904-1952
Significant Dates	1904
Architect	W. W. Hyslop
Specific Dates	1904

Statement of Significance

Summary Statement

The Merrill-Edmunds House is a fine example of a Craftsman-style bungalow and is one of few early 20th-century homes located in Spokane along the Spokane River. Constructed in 1904, the house was designed by prominent Spokane architect W. W. Hyslop, and was built for Fred S. Merrill, and his wife Annie Merrill, owners of the Merrill Typewriter Supply and Repair Company located in downtown Spokane. The house was later home to Washington Water Power inspector, Francis Edmunds, and his family for more than 50 years. Architecturally significant as a good representation of the Craftsman style and for its association with master craftsman, W. W. Hyslop, the Merrill-Edmunds House is eligible for listing on the Spokane Register of Historic Places under Category C.

Historical Context

Early Spokane

Located along the east bank of the Spokane River at the west end of Boone Avenue below the Summit Boulevard ridge, a narrow river valley was the site for the development of a small residential neighborhood nestled between the Spokane River and North Evergreen Street. Adjacent to the Evergreen Street neighborhood, the north portion of the river valley was developed as Twickenham Park, and by 1895, was called Natatorium Park, a recreation area and amusement center named after the park's large in-ground swimming pool known as a "natatorium." Natatorium Park enjoyed nationwide popularity and was called the "Coney Island of Spokane." After operating for 79 years, Natatorium Park was closed in 1962, and razed in 1968.

On January 16, 1883, George Brandt, purchased the river valley land south of Twickenham's Addition. He paid \$313 for 125.55 acres on Lots 1, 4, 5, 6, and 10 in Section 14, Township 25 North, Range 42 East. At the time Brandt bought it, the property was characterized by pine trees and rocky soil, and was one of the hunting and fishing sites frequented by Spokane Indian tribes living in the region. Because Brandt paid cash for the land, he was not required to "prove" the property by building a dwelling or rendering his acreage productive. According to Spokane city directories, Brandt, employed as a bookkeeper, did not live on his riverfront property, but rather resided in the Cannon Block in downtown Spokane.

The Merrill-Edmunds House

In 1901, William H. McKernan purchased part of Lots 1 and 4. McKernan worked first as an engineering inspector for the City of Spokane and then as a policeman employed by the Washington Water Company to patrol Natatorium Park. He later worked as a real estate and insurance agent and finally retired as a gentleman farmer, all the while residing in his home on North Evergreen Street. McKernan's home, built in 1902 as the first house along Evergreen Street, was called "Riverlodge," and was located at house number 1131, just north of the Merrill-Edmunds House.

On April 22, 1903, McKernan sold a portion of his acreage located just south of his house to Fred S. and Annie Merrill, owners and proprietors of the Merrill Typewriter Supply and Repair Company, 118 Post Street. The Merrills paid \$100 in April, and the remaining \$900 on September 30th. They commissioned Spokane architect W. W. Hyslop to design a house for the property, and by 1904, construction of the dwelling was completed. The Merrill family lived in the house for eight years.

In May, 1911, F. A. and Martha Henry purchased Merrill's property for \$5500 and warranted it within a few weeks to Horace B. Haney and his wife Jennie. The Haney and Henry families jointly owned a real estate and investment agency called Haney and Henry Real Estate located in downtown Spokane. Horace Haney sold real estate, loans, and investments until 1914, when he listed his occupation in the Spokane city directory as a farmer. In 1915, he moved to the Okanagan Valley and sold the Spokane River property to Cecille and Henry Smee.

Henry Smee was employed as a lumberman and building contractor and finished the second floor of the house in 1919. In 1930, the Smees sold the property for \$4000 to labor union agent Walter Murrie and his wife Elizabeth. The Murries built the garage in 1936. Floyd and Clara Rood bought the property in 1947, and sold it to Francis J. Edmunds and his wife Mary, in 1951.

Edmunds was employed as a gas and structural building inspector for the Washington Water Power Company and resided with his family in the Merrill-Edmunds House for more than 50 years. In 2001, he sold the house for \$100,000 to Marilyn Trail, a faculty member of Washington State University/Spokane County Cooperative Extension.

Architectural Significance***Category C******The Craftsman Bungalow***

The Merrill-Edmunds House is a fine example of the bungalow form built in the Craftsman style. Author Jan Cigliano (*Bungalow: American Restoration Style*) defines

bungalow as “a form of house--a type of structure designed in a number of architectural styles,” but states that “*style*, by contrast, is a particular period and genre of design.” The *Old House Dictionary* further explains that the term bungalow refers to a low-slung house form characterized by small size, overall simplicity, and broad gables that usually face the street. Bungalow designs vary greatly according to geographic location, climate, and architectural vernacular, but all bungalows are usually limited to one or one-and-one-half stories and have a partial or full-width front porch covered by an extension of the principal roof or a lower porch roof. The origin for the term bungalow began in 19th-century British East India and is derived from the Indian words *bungali* which means “covered porch” and *bangla* which means “low house with surrounding porches.”

The bungalow emerged as an independent movement in American architecture and became popular as an affordable home in reaction to the more elaborate Victorian styles that preceded it. The bungalow house form was embellished in many different ways resulting in various stylistic treatments that reflect Mediterranean, Prairie, Colonial Revival, Swiss Chalet, and Craftsman traditions. Heavily influenced by the 19th-century English Arts and Crafts Movement which rejected the mass reproduction and mediocre design associated with the Industrial Revolution, bungalows built particularly in the *Craftsman style* were designed to harmonize with nature and the environment. Traditional handcraftsmanship and natural materials such as native fieldstone or basalt rock, irregularly textured clinker brick, hand-split wood shingles, and smooth-finished, hand-rubbed woodwork were revered and used. Identifying features of the Craftsman style include a broad, low-slung form with a shallow-pitched roof, widely overhanging eaves, a deep front porch, decorative eave brackets and exposed rafter tails, and thick porch piers and columns that all work together to form the illusion of a ground-hugging house that appears to emerge out of its building site.

The Craftsman style quickly spread throughout the United States by builder’s pattern books, pre-cut house packages, and home design magazines, especially Gustav Stickley’s magazine called *The Craftsman* (1901-1916). Hundreds of thousands of Craftsman-style bungalows were built in American cities from roughly 1900 to 1930. The architectural style became the most popular and fashionable small house design in America, but by 1930, it had quickly faded from favor.

Hundreds of bungalows were built in Spokane during the first three decades of the 20th century. Many were constructed from pre-cut home packages or from plans available in house plan books or magazines, but a few were designed by prominent architects. The Merrill-Edmunds House, designed by Spokane architect W. W. Hyslop, is one of these homes.

W. W. Hyslop, Architect

Born in 1867, William W. Hyslop was raised in Minnesota and educated as an architect at Columbia University in New York. He came to Spokane at the beginning of the 20th century and began his architectural practice in 1901. He partnered with various Spokane architects including C. Harvey Smith, C. Ferris White, and Fred Westcott. Hyslop's designs are comparable to Spokane's most noted architects and are particularly innovative in style, quality, and durability, and are sometimes mistaken to be of more recent construction. A good example is the A. E. Grant House located at 605 E. Rockwood Boulevard. Though built in 1910, the home's design reflects a more horizontal orientation, use of plate glass picture windows, and a contemporary look that is similar to domestic architecture built during the 1980s, 1990s, and into the 21st century.

W. W. Hyslop worked from 1901 to 1917 in Spokane and was responsible for the designs of hundreds of homes and many apartment buildings built throughout the region. His designs for domestic architecture span a plethora of styles and sizes from large, rambling, grandiose mansions to small, affordable bungalows, to luxury apartment houses. A few exceptional examples of his work, designed specifically for well-to-do homeowners, include large homes such as the Neoclassical-style Odell House (508 E. Rockwood Boulevard), the Tudor Revival-style Frank Gibbs House (821 E. Rockwood Boulevard) and H. H. McLane House (930 E. 20th Avenue), the Mission-style J. J. Kaiser House (South 1115 Grand Boulevard--demolished), and the A. E. Grant House (605 E. Rockwood Boulevard). Apartment houses include the Marlboro, Avenida, and Elm Apartments, all located in Browne's Addition.

Hyslop not only designed homes for the financial elite of Spokane, but also for men and women of modest means. Many of these smaller homes were built as bungalows and revealed Hyslop's artistic interpretation of the American Craftsman style. Many of his Craftsman-style bungalows are defined as simple, low-slung dwellings with one-and-one-half stories and front-facing gables that extend forward, forming wide, full-width front porches. He then embellished the homes with the use of organic building materials such as horizontal wood clapboard or wood shingle siding and the use of fieldstone and basalt rock in foundation walls, porch supports, fireplaces, and exterior rock walls.

Hyslop also adopted an early 20th-century practice adopted by a few architects and builders in America. He created a signature architectural element--a porch bracket design specifically attributed to his residential designs in the Spokane area. Instead of using the short, upturned tails on porch bracket ends, Hyslop designed a porch bracket with the opposite pattern--a bracket pattern with flattened tails that extend the horizontality of the porch at the juncture between the column and porch roof. Hyslop's son, Robert Hyslop, explains that the bracket design was only used by his father and was not copied

by other Spokane architects or builders. Nationally known bungalow-book author Paul Duchscherer (*The Bungalow: America's Arts and Crafts Home*) says the use of ciphers, monograms, and signature design elements was popularized by architects and designers in the early 1900s as a way of signing, or identifying their work.

The Merrill-Edmunds House

Hyslop designed the Merrill-Edmunds House as a small bungalow built in the Craftsman tradition and used elements and building materials common to the style to render the house organically rooted to its building site. Identifying Craftsman-style elements of the Merrill-Edmunds House include the home's low-slung, one-and-one-half stories with a gable front, a wide full-width front porch, and widely overhanging eaves with exposed rafter tails. Craftsman-style building materials used for the house and include wood shingles on the exterior walls, a basalt rock and fieldstone foundation, a custom-made fieldstone and river rock fireplace, finished fir woodwork and oak floors, and a wrought-iron and glass chandelier that is similar to those designed by Gustav Stickley. Mature maple trees and evergreen shrubs planted when the house was built, and a rock wall and raised rock-walled flower planter and birdbath provide a Craftsman-style setting for the Merrill-Edmunds House.

For the Merrill-Edmunds House, Hyslop used his signature porch bracket design which helps to further elongate the horizontal axis of the home. Like the Merrill-Edmunds House, Hyslop's signature porch bracket design is also found on four other Spokane homes. They include a bungalow located at 506 W. 17th Avenue (built in 1907), the Charles Libby House (1211 S. Browne, built in 1910), the Dr. H. L. Parr House (1709 W. 11th Avenue, built in 1907), and the C. M. Heald House (1034 W. 8th Avenue, built in 1908).

Compare and Contrast

Sharing very similar designs, the Merrill-Edmunds House can be compared to two other bungalows designed by W. W. Hyslop. They are the house located at 506 West 17th Avenue (built in 1907) and the Charles A. Libby house at 1211 South Browne Street (built in 1910). Like the Merrill-Edmunds House, the 17th Avenue house and the Browne Street house were all built during the same decade when suburban neighborhoods surrounding Spokane's central business district were being developed with small, affordable homes, many of which were bungalows executed in the Craftsman style. All three homes have similar forms, gable fronts, full-width front porches, and Hyslop's trademark porch brackets.

The Merrill-Edmunds House is one of very few homes built along the banks of the Spokane River. Historic photographs taken during the late 1800s and early 1900s picture

a few houses sporadically built along the Spokane River, but most of the river's riparian zones were allocated to transportation and commerce which included railroad trestles and bridges, flour mills, lumber mills and log ponds, breweries, steam laundries, and in some cases, debris and fill sites. The highest concentration of homes along the river is in Peaceful Valley where some of the neighborhood's historic residential architecture still remains.

The narrow river valley along North Evergreen Street where the Merrill-Edmunds House is located contains only five other historic dwellings built during the early 1900s. Of the five, the Merrill-Edmunds House is the only home designed by Hyslop. In comparison to the five homes, the Merrill-Edmunds House is the best-preserved, retaining good architectural integrity. A report from the Spokane County Assessor's Office dated July 24, 1969, notes that the Merrill-Edmunds House, upon inspection, was in "excellent condition" due to "regular maintenance performed throughout its life."

Bibliography

- Carley, Rachel. *The Visual Dictionary of American Domestic Architecture*, New York: Henry Holt and Company, 1994.
- Cigliano, Jan. *Bungalow: American Restoration Style*, Salt Lake City: Gibbs-Smith Publisher, 1998.
- Duchscherer, Paul, personal interview with Linda Yeomans, 2001.
- Hyslop, Robert and Mattie Hyslop, personal interview with Linda Yeomans, 2001-2002.
- Nostalgia Magazine*, "Spokane's Natatorium Trolley Park," Karen Patton DeSeve, August, 2000.
- Phillips, Steven J. *Old House Dictionary*, Washington DC: Preservation Press, 1994.
- Polk, R. L. *Spokane City Directory*, 1884-2002.
- Spokane County Assessor's records, warranty deeds, building permits.
- United States Department of the Interior, Bureau of Land Management patent records, 1880-2002.

Spokane Register of Historic Places Nomination Continuation Sheet
MERRILL-EDMUNDS HOUSE

Section 9

Photos 1 and 2

East facade of house and rock wall. Photos taken in Jan. 2002.



Photos 3 and 4

East facade of house. Photos taken in 2002.



Photo 5

North elevation of house.

Photo 6

South elevation of house. Photos taken in 2002.



Photos 7 and 8

West, rear elevation of house. Photos taken in 2002.



Spokane Register of Historic Places Nomination Continuation Sheet
MERRILL-EDMUNDS HOUSE

Section 9

Photos 9 and 10 West elevation of house and garage. Photos taken in 2002.



Photo 11

East facade of garage and carport.

Photo 12

South elevation, detail of foundation of garage.



Photo 13

Outbuilding in back of house, facing west.

Photo 14

Rock birdbath and planter, on south side of house.



Photo 15

Living room looking northwest.

Photo 16

Fireplace in living room, looking east.



Spokane Register of Historic Places Nomination Continuation Sheet
MERRILL-EDMUNDS HOUSE

Section 9

Photo 17

Light fixture hanging in living room.

Photo 18

Living room floor is oak planks; bedroom floor is linoleum.



Spokane Register of Historic Places Nomination Continuation Sheet
MERRILL-EDMUNDS HOUSE

Section 9

Photo 19

Interior door of bedroom.

Photo 20

Kitchen, looking southeast.

