

Historic
Resource
Inventory
CITY OF PORTLAND, OREGON

2-429-02134

2134 N.W. Hoyt Street

King's Second, Block 18, Lot 7
QUARTER SECTION MAP #: 2927
Northwest District Association

ORIGINAL FUNCTION: Residence

OTHER FUNCTIONS: Retail

DATE BUILT: 1885

STYLE: High Victorian Italianate

ORIGINAL OWNER: King, Amos N.

OTHER OWNERS: Bergman, Joseph

ZONING: RH

DESIGNATION: Landmark

HISTORIC DISTRICT: Nob Hill (potential)

SPECIAL FEATURES AND MATERIALS:

Deep bracketed roof cornice. Symmetrically placed two-story polygonal bay windows have round-arched windows at first story, segmental arched windows above and bracketed pent roofs. One-bay entrance porch with three-centered and round arches with pendants and brackets. Central pediment at roof. Drop siding.

AREAS OF SIGNIFICANCE: Architecture

Development, in association with Amos N. King



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BIBLIOGRAPHY:

Farr, Lee, Portland Historical Landmarks Commission Inventory Form, 1976.

Present owners, as of May 1980: Lee and Susan E. Farr
MAILING ADDRESS: 2134 N.W. Hoyt Street, Portland 97210

No Preservation Funding

Negative: 125-24

AREAS OF SIGNIFICANCE:

Architecture, Development, in association with Amos N. King. King was

born in Franklin County, Ohio and came to Oregon with his parents in 1845. He moved to Portland in 1849 and purchased squatters rights to 500 acres and conducted a tannery business. He developed the Kings Heights Addition to Portland and sold to the City, at a reduced price, forty acres for a park.

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OREGON INVENTORY OF HISTORIC PROPERTIES
HISTORIC RESOURCE SURVEY FORM
COUNTY: MULTNOMAH COUNTY

HIST. NAME: Joseph Berman House
COMMON NAME:
ADDRESS: 2134 Northwest Hoyt Street
CITY: Portland
OWNER: Bosco, Jerry R.
ADDRESS: 2134 NW Hoyt, Portland, OR 97210

DATE OF CONSTRUCTION: 1885
ORIGINAL USE: Domestic: single dwelling
PRESENT USE: Domestic: single dwelling
ARCHITECT:
BUILDER:
THEME: Culture: 19th Century Architecture
STYLE: Italianate

T/R/S: TIN R1E S33
MAP NO.: 2927 TAX LOT: NA
ADDITION: King's 2nd Addition
BLOCK: 18 LOT: 7
ZONE: RH QUAD.: Portland
ASSESSOR NO.: R452303090

RESOURCE TYPE: Residence: single family
CONDITION: Good
MOVED (DATE):

PLAN TYPE/SHAPE: Rectangular
FOUNDATION MATERIAL: Brick w/ stucco
ROOF FORM & MATERIALS: Hip, truncated
WALL/FRAME: Wood frame

Old Address: 694 Hoyt Street
RANK: Portland Landmark; National Historic Register

NO. OF STORIES: 2
BASEMENT: Yes

PRIMARY WINDOW TYPE: 1/1 double-hung wood sash
EXTERIOR SURFACING MATERIALS: Shiplap, wood

DECORATIVE FEATURES: High pitched roof with truncated hip, enclosed eave with cornice molding, decorative brackets, entablature with plain frieze, decorative panels, molding course; projecting balcony over porch with balustrades, brackets, molding, turned posts with knobs; shiplap walls with jigsaw-carved brackets, molding courses, paneled frieze, perforations, stickwork, diamond panel decorations; paneled door with lights, carved decorative surround, transom light, frosted glass door, two french-style doors with light, and carved panels; windows with plain head, jamb and sill, round arch windows; two faceted window bays, roof bay with truncated hip; front porch with roof balcony, chamfered posts, capitol, carved, jigsaw brackets, balusters, cut-outs; perforations, roof balustrade; arched entry between posts with pendants, perforated arch at corners, ornate lantern.

EXTERIOR ALTERATIONS/ADDITIONS (DATED): Window alarms, date unknown.

NOTEWORTHY LANDSCAPE FEATURES: Foundation plantings, ornamental plantings, small fenced front yard with low rock wall, front yard drive on west side, bushes along sidewalk, fenced back yard with an iron fence and gate.

ASSOCIATED FEATURES: None

SETTING: The house is located on the south side of N.W. Hoyt Street, on a quiet, two-lane street. The parcel is large, front-facing. The area is characterized as mixed use.

RECORDED BY: Donovan and Associates
Prohaska and Associates

SHPO INVENTORY NO.: P-207
DATE: August 1991

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OREGON INVENTORY OF HISTORIC RESOURCES
HISTORIC RESOURCE SURVEY FORM
COUNTY: MULTNOMAH COUNTY

STATEMENT OF SIGNIFICANCE

This property is listed in the National Register of Historic Places.

"The Joseph Bergman House, located at 2134 Northwest Hoyt Street in the once-fashionable Nob Hill neighborhood of Northwest Portland, Oregon, was built in 1885 as an investment property for pioneer Portland real estate entrepreneur Amos King. A two-story house of balloon frame construction on a basement story, the Bergman House is a well-preserved example of the High Victorian Italianate style of residential architecture. With its prominent, formally-placed, two-story polygonal window bays on the street facade, its bracketed cornice and its formal interior layout divided by a central hall, the Bergman house displays the distinctive characteristics of the symmetrical bracketed villa type remaining in Portland. Of these dozen examples, the Bergman House is among the very few which have been little altered. In 1976 the Bergman House was declared a Portland Historical Landmark by action of the City Council.

The house was acquired by prosperous butcher Joseph Bergman in 1890. Bergman occupied the house until his death in 1916, and his heirs owned and occupied the building until 1967, thus accounting for the building's remarkable state of preservation. The immediate neighborhood had been eroded by later apartment house development. Recent, incompatible apartment houses and accompanying paved parking areas are adjacent to the property on the east and west. However, street trees mitigate against the disparity of scale and type to a degree by providing a uniform element to the streetscape. The house is said to be the oldest building in the Nob Hill neighborhood, being antedated only by the Couch family schoolhouse of 1884.

The Bergman House is locally significant also under National Register criterion "b" for its association with its original and subsequent owners. Amos King (1822-1901), for whom the house was built, arrived in Portland in 1849 and purchased 500 acres west of the city on which King's First and Second Additions are now situated. The house is an illustration of King's real estate entrepreneurship. He never lived in it. Joseph Bergman (1829-1916), the second owner of the property, was a Bavarian immigrant who arrived on the West Coast of America in 1853. He came to Portland with his brother, Isaac, in 1856, and, with his brother as partner, built a successful butcher's trade. After 1859 he entered stockraising independently and retired in 1904. Bergman, a founding member of the synagogue Temple Beth Israel, established in 1858, lived in the house a little over 25 years before his death in 1916.

Nob Hill Neighborhood

Although the original Nob Hill neighborhood of Portland has been eroded by modern-day development, it was once the most fashionable place to live in Portland.

The neighborhood is located on the Donation Land Claim of Captain John Heard Couch, one of Portland's founding fathers. Couch settled a claim on the west bank of the Willamette River in 1845 after first sighting the spot on a trading excursion to Oregon City in 1842. Couch's claim (N. 52) of 640 acres is generally bounded by the Willamette River on the east and by 21st Avenue on the west and by Thurston and Ankeny Streets on the north and south.

Couch platted the portion closest to the river in a true north/south grid system and constructed a family home along the shore of Couch Lake, where Union Station now stands, long since filled. By the 1860's the waterfront area was a busy commercial district and forced the early residences

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out. The city's early residential district, thus developed along Fourth and Fifth Avenues. However, as commerce continued growing, the commercial district expanded. By 1885, Couch had extended the streets to 19th Street, where between Everett and Johnson Streets, he built homes for all his family members.

The Couch family settlement became the foundation for the development of Nob Hill, or the "west end", as it was then called. It was here that the Couch family sought to create in Portland an extension of New England culture and level of sophistication. John Couch was from Newburyport, Massachusetts. The sole remaining physical reminder of the settler is the Couch family schoolhouse (now a residence) at 2063 Northwest Hoyt. Built in 1884, it is probably the oldest structure in the neighborhood.

The Joseph Bergman House, situated a block away from the schoolhouse and just one later in date, probably is the second oldest building in the neighborhood and one of the few antedating 1890. After the turn of the century, the Nob Hill area continued to be populated by Portland's wealthy families. It became the location of numerous fashionable houses in the Colonial Revival style designed by the leading firm of Whidden and Lewis, who introduced the style to Oregon about 1890.

OWNERS BIOGRAPHICAL INFORMATION

Amos N. King

Two important Portland pioneers are associated with the Bergman House. The original owner was Amos N. King (born April 30, 1822 in Franklin County, Ohio), who came to Oregon in 1845, first settling in Forest Grove, then in Corvallis. He moved to Portland in 1849 and purchased 513 acres west of the city which contained a tannery. Portions of that area are now King's First and Second Additions. King's holdings included 40 acres now part of the city's extensive public park, Washington Park (King sold the City the acreage for \$800 an acre in 1871). King had learned the tanning trade in Ohio as a boy and began a business in 1849. His business was so successful that he was able to retire in only eleven years and devote himself to his real estate interests. By 1890, he was reported to be one of Portland's millionaires.

He was married to MaLinda Fuller, an Ohio native, 1846. Mrs King died in 1887. Amos King died in 1901. The pair had six children.

Amos King never lived in the Bergman House. He had the house built as an investment property.

Joseph Bergman

The second owner of the house was Joseph Bergman. Bergman was born November 25, 1829 in Braveria, a son of Nathan J. and Hannah (Heldman) Bergman. He left for the United States in 1853 with his brothers, Isaac and Abraham, arriving in San Francisco in 1855. After about a month, Isaac and Joseph moved to Sacramento, California and entered into the cattle business. In 1856, Isaac and Joseph moved to Oregon, and opened one of the first butcher shops in the city. It was located on First Street, between Morrison and Yamhill (he later moved his shop to Second and Washington). They continued that business until 1868, when Isaac went to Alaska. Joseph

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maintained the meat market alone until 1871 when his brother returned. They again ran the business together until 1876, at which time Isaac moved to Astoria (later to become Mayor of that city). In 1879, Joseph sold the business and went into the cattle business. His long experience as a butcher had made him an excellent judge of the value of stock and he was very successful. He retired in 1904.

Bergman married Karoline Bettman, a daughter of Moses and Hannah Bettman, in 1861. Karoline Bergman came to the United States in 1860, arriving in New York and departing immediately for Portland, Oregon. Joseph and Karoline Bergman moved into the house of 2134 NW Hoyt Street (the original address was 694 Hoyt) in 1890. They had eight children. Three died in childhood and Michael L., an attorney, died when he was 22. Clara, Samuel K., Nathan J., and Ida continued to live in Portland. The house was occupied by Bergman's heirs until 1967.

Bergman was a member of the United Workman and was a charter member of the Temple Beth Israel, which was organized in 1858. He served for twelve years as a volunteer fireman from 1858 to 1870, acting for soem time as the assistant chief and for a time as foreman.

Bergman died on May 19, 1916 at the age of 86. He is buried in the Beth Israel Cemetery. The funeral was conducted in the family home on Hoyt Street by Rabbi Jonah B. Wise on May 22, 1916, at 11:00 a.m.

Source: National Register Nomination by Rosalind Clark, August 30, 1983.

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