The City of Seattle

Landmarks Preservation Board

Mailing Address: PO Box 94649 Seattle WA 98124-4649
Street Address: 700 5th Ave Suite 1700

REPORT ON DESIGNATION LPB 742/13

Name and Address of Property: Battelle Memorial Institute Seattle Research Center / Talaris Conference Center - 4000 NE 41st Street

Legal Description: That portion of Government Lot 2 and of the Northeast Quarter of the Northwest Quarter of Section 15, Township 25 North, Range 4 East, W.M., as described as follows:
Beginning at the Southeast corner of Lot 4 in Block 3 of Town of Yesler, according to plat thereof recorded in Volume 2 of Plats, Page 180, Records of Said County, thence Easterly along the production of the Southerly line of said Lot 4 to an intersection with a line parallel with and 30.00 feet Easterly of, measured at right angles to, the Easterly line of 38th Avenue Northeast (formerly Wilkes Street), as shown on said plat and true point of beginning; thence Southerly along the Easterly line of a strip of land deeded to the City of Seattle by deed recorded under Recording No. 3078749, Records of Said County, following a curve to the right having a radius of 100.00 feet to an intersection with a line parallel with and 20.00 feet Easterly of, measured at right angles to, the Easterly line of said 38th Avenue Northeast; thence continuing on Easterly line of said deeded strip, Southerly along said parallel line to an intersection with the Northerly line of East 41st Street as condemned under Superior Court Case No. 81242, as provided by Ordinance No. 26926 of the City of Seattle; thence Easterly along said Northerly line to the Westerly line of Laurelhurst, an addition to the City of Seattle, according to the plat thereof recorded in Volume 14 of Plats, Page 15, Records of said County; thence Northerly along said Westerly line to the Southerly line of North Laurelhurst Park; according to the plat thereof recorded in Volume 35 of Plats, Page 36, Records of Said County; thence South 89°31'32" West along said Southerly line 334.56 feet to the Southwest corner of said North Laurelhurst Park; thence South 0°26'03" East 29.00 feet; thence South 89°31'32" West parallel with the Southerly line of East 45th Street, 374.79 feet; thence North 0°26'03" West 22.31 feet more or less, to a point from which the true point of

beginning bears North 89°00'00" West; thence North 89°00'00" West 193.45 feet to true point of beginning. Situated in the County of King, State of Washington.

At the public meeting held on November 6, 2013 the City of Seattle's Landmarks Preservation Board voted to approve designation of the Battelle Memorial Institute Seattle Research Center / Talaris Conference Center at 4000 NE 41st Street as a Seattle Landmark based upon satisfaction of the following standard for designation of SMC 25.12.350:

C. It is associated in a significant way with a significant aspect of the cultural, political, or economic heritage of the community, City, state or nation.

D. It embodies the distinctive visible characteristics of an architectural style, or period, or of a method of construction.

E. It is an outstanding work of a designer or builder.

F. Because of its prominence of spatial location, contrasts of siting, age, or scale, it is an easily identifiable visual feature of its neighborhood or the City and contributes to the distinctive quality or identity of such neighborhood or the City,

DESCRIPTION

Introduction

The former Battelle Memorial Institute (BMI) Seattle Research Center site (now Talaris Conference Center) at 4000 NE 41st Street in the Laurelhurst neighborhood is bounded on the north by NE 45th Street, on the east by 42nd Avenue NE, on the west by the abandoned 38th Avenue NE right-of way and on the south by NE 41st Street. Private residential development on these streets, along with some commercial and multi-family development on NE 45th Street, surrounds the Battelle site. The Battelle Memorial Institute was developed in two phases—Phase One (1965-1967) and Phase Two (1970-1971). The campus was master planned, designed and built to provide a place to sponsor educational seminars, conferences, and workshops and to serve as an advanced study center. BMI integrates a modernist landscape design and master plan by Richard Haag Associates with modernist buildings designed by NBBJ.

Neighborhood Description - Laurelhurst

The Laurelhurst neighborhood, located on the western shore of Lake Washington, is a hilly peninsula that extends into the Union Bay part of the lake. Laurelhurst's western boundary is Mary Gates Memorial Drive NE beyond which is the east campus of the University of Washington and the Union Bay Natural Area. Union Bay forms the southern boundary, Lake Washington the eastern boundary, and Sandpoint Way NE and NE Windermere Road the northern boundary. (See figures 1-3)

With the exception of a few apartments and commercial buildings along Sandpoint Way NE, the neighborhood consists of single family homes. The houses are situated closely together, well-maintained, and beautifully landscaped and in many cases, have stunning views of the Cascades, Mt. Rainier and the lake. Because of the steep hill that divides the neighborhood from north to south, and the piece meal development over the decades, streets aren't necessarily set at right angles, but instead curve and wind up and down and around irregularly shaped lots.

Laurelhurst is a mature neighborhood, developed in starts and stops over the last 100 years, always with an eye to preserving space for community enjoyment. Early on the neighbors dedicated the land and deeded it to the city that now contains the designated Seattle Landmark Laurelhurst Community Center (built in 1935). The Laurelhurst Beach Club, another community project, is open for membership to anyone living within the boundaries of the neighborhood.

Topography and Grading of the Site

Entering the 18-acre former Battelle Memorial Institute site, visitors first experience a tree-dotted, publicly accessible green (measuring 296 ft x 30 ft) running across the southern site boundary along NE 41st Street. This is the highest part of the site and serves as a transition from the residential grid of Laurelhurst to the conference center's natural retreat setting. The site topography ranges a total of approximately 30 feet from lowest to highest point across the Battelle property.

An overlook from the curving entry lane offers a first glimpse of the site's low point and focus—a mature landscape of green open meadows, trees, water features and the simple recessive architecture of the conference center buildings beyond. The entrance lane then winds down and west through tall Lombardi Poplars, rounding a wetlands to the east and winding north, approaching the center of the site and the vehicular drop-off and parking. The visitor experience, influenced by English landscape architect Capability Brown, is one of arrival via an indirect and curvilinear route through a natural-appearing topography orchestrated into a series of compressed and released views.

The landscape's bowl-like shape is reinforced by prominent framing edges along the west and northwest that rise a total of 25 feet at the northwest corner. The landscape's varied topography is employed to important effect in reinforcing a sense of retreat for the visitor by limiting views from within the site in an urban setting out toward the surrounding residential setting and urban development.

Design Features

Two Phases of Construction

Battelle Memorial Institute was developed in two phases. Phase One was planned in 1965 with four buildings constructed in 1966 and continued site development and landscape work completed by 1967. Phase Two was planned in 1970 with three buildings constructed and continued landscape work completed by 1971. All major Phase One buildings were organized at the center of the site and focus their views internally, to interior gardens or

towards the pond, and not outward towards their surrounding Laurelhurst neighbors. With Phase Two there is some deviation from the simplicity and introversion of the Phase One approach. The design of Phase Two introduced a two-story, Lodge Building E and an Office Building G located along the north and east edge of the site. Building G has a stepped plan and cascading floor levels to accommodate its sloping site. Typical of all the structures, they rise from the site topography on board-formed concrete podiums, exhibiting similar exterior expression in material, finish, color, fenestration and roof type. (See figure 4)

The site, buildings, structures, features and landscape retain high integrity.

Buildings

Seminar Building D (Phase 1) – (See figures 4, 14, 15, 18, 39-43, 79, 81, 90-95)

The Battelle Memorial Institute campus design focused on Seminar Building D, which rises in a single story above a battered, concrete plinth base which houses the structure's mechanical and maintenance operations. With dramatically cantilevered exterior decks, the building seemingly floats above the central pond landscape feature. Focused inward around an interior garden court, Building D houses the multiple functions of administrative offices, reception, seminar, small performance space with stage, and conference rooms that support a research institute's operation. The building's interior features vaulted ceilings and skylights in the major public spaces. Building D is constructed of a wood-frame structure on a tall, board-formed, poured–in–place, exposed concrete plinth base over a pile foundation. The concrete deck topping the plinth is expressed as a continuous belt-course around the base of the wood structure and is extended as cantilevers forming small individual projecting balconies at doors and above the water feature. The super-structure is clad in painted vertical board cedar siding and is topped by a standing-seam painted metal hip roof with deep overhangs. The roof is broken above the building entrance, exposing metal flashed rafters. Fenestration consists of vertically-oriented, fixed and operable, wood-framed, clear glass windows, doors and roof-mounted skylights.

Apartment Building A (Phase 1) – (See figures 4, 15, 27-30, 79, 80, 85-89)

Originally programmed with Buildings B and C, Building A shares the one-story plan and formal expression of the two other residential buildings, B and C which provided 18 short-term stay apartments for visiting institute fellows and their families. Buildings A, B and C are sited in a cluster, near the northwestern corner of the property, and surround a garden court with a central large, low, wood-deck seating structure called a "Keblis" from a prototype Latvian sleeping platform. For a time during the late 1990s Building A housed a child-care center.

Building A is constructed of a wood-frame structure on a rectangular poured–in–place, low board-formed, exposed concrete base over a pile foundation. The concrete deck features a continuous belt-course around the base of the wood structure. Projecting wood walkways along two sides provide access to individual unit entry doors. The structure is clad in painted vertical board cedar siding and is topped by a standing-seam, painted metal hip roof with deep overhangs. Fenestration consists of vertically-oriented, fixed and operable awning-type wood-framed, clear glass windows and roof-mounted clerestory lights.

Apartment Buildings B and C (Phase 1) – (See figures 4, 15, 31-38, 79, 80, 85-89)

Companions to Building A, these buildings appear to float above their sites on a concrete base. Buildings B and C are constructed of a wood-frame structure on a poured–in–place, low board-formed, exposed concrete base over a pile foundation. The concrete deck features an expressed belt-course around the base of the wood structure. Projecting wood walkways along two sides provide access to individual unit entry doors. The structure is clad in painted vertical board cedar siding and is topped by a standing-seam, painted metal hip roof with deep overhangs. Unlike the other building on the campus, the hipped roofs of these buildings are clipped at the corners. Fenestration consists of vertically oriented, fixed and operable wood-framed, clear glass windows and roof-mounted clerestory lights. Some units have access to private rectangular decks with grouped fenestration made up of vertically-oriented awning-type windows and sliding doors.

Lodge Building E (Phase 2) – (See figures 4, 44-47, 80, 96, 97)

Built as part of Phase 2 construction, the Lodge is a two-story building which accommodates a greater number of short-term residential units. Despite its two-stories, the Lodge Building is given horizontal expression through a poured-in-place, rectangular concrete base with a continuous beltcourse and topped by a standing-seam metal hip roof with deep overhangs. Like all the other buildings, this structure is clad in painted cedar wood vertical board siding. Fenestration is provided by grouped wood-framed, fixed, vertical, clear glass windows and glass entry doors. A seminar room projects from the east facade and features vaulted ceilings, skylights and a three-sided glass enclosure with unobstructed views of the site.

Dining Building F (Phase 2) – (See figures 4, 17, 20-22, 48-51, 98, 99)

Also part of the Phase 2 development of the property, the two-story Dining Building provides event hospitality and dining space for the institute. The main dining room and cantilevered deck terrace is serviced by a full commercial kitchen and a passenger elevator. Views from the dining room are focused through large vertically oriented windows and sliding doors towards the water feature. Building F is constructed of a wood frame structure on a poured–in–place, tall, rectangular, board-formed concrete base over a pile foundation. A large cantilevered concrete patio deck visually ties the building to the others on the campus with their horizontality and expressed concrete beltcourses. However, on Building F, the belting occurs only on the west and south facades and is not continuous. The patio deck overlooks the pond and is enclosed by a light, painted steel, vertically-oriented guardrail. The building and exterior patio is accessed by wood-framed glass doors. The structure is clad in painted, vertical board cedar siding and is topped by a standing-seam painted metal hip roof with deep overhangs. Fenestration consists of large, fixed, wood-framed, clear glass windows. The roof is broken above the exterior patio deck with metal flashed exposed rafters.

Office Building G (Phase 2) – (See figures 4, 16, 19, 21, 52-55, 100, 101)

Though again set on an exposed concrete base at the west, and tucked into a steep natural slope on its eastern perimeter, this building deviates from the simple rectangular plinth design as it accommodates the sloping site in a series of plan setbacks and elevation changes to maximize floor space as it descends toward a central meadow and its water feature. Building G is constructed of a wood-frame structure on a poured–in–place, low concrete base over a pile foundation. The exposed, vertical, board-formed concrete base features a

continuously expressed horizontal beltcourse around the base of the wood structure. The structure is clad in painted, vertical, board cedar siding and is topped by a standing-seam painted metal hip roof with deep overhangs. Fenestration consists of grouped, fixed, vertically-oriented, clear wood framed glass windows and doors.

Site Features

Natural precedent and design with nature provide the inspiration for the BMI master plan and landscape design concept. The fulfillment of that design concept for the BMI landscape plan includes incorporation of site elements and structures with restrained design features that float or cantilever over foundations. These buildings are characterized by low-massing, horizontality and heavy overhanging roofs and are organized on the site in a formal expression of an urban villa in a natural garden-like setting—a result of Japanese design influence on the project team. Combined, these design elements result in an integrated site design responsive to the unique natural history of the site and assures compatibility with both its urban and residential surroundings.

Water feature - (See figures 4, 18-26, 81-83)

The pond is the central influence and dominant feature in the development of the Battelle site. It is a physical expression of the site's nature and historic origin, once part of Lake Washington and Union Bay, prior to the lake's connection to Lake Union and subsequent drop in the lake's surface elevation resulting from the Montlake Cut. The then-exposed developable land for the Battelle site and the low-lands of southeast Laurelhurst exist as a result of this phenomenon.

The pond is the day lighted result created by a control gate and filtered catchment basin, part of the original Battelle design, intercepting the sites surface storm runoff and part of the historic Yesler Creek watershed. The primary Yesler Creek watershed was diverted during the development of the Children's Orthopedic Hospital site to the north of the Battelle site.

Buildings D and F stand at the edge of the pond and are reflected in the water. The pond features two cone-shaped aeration fountains which activate and cleanse the storm water while helping retard water plant-growth and the occasional winter freeze. Returning below ground the pond water then exits the site on the southwest in a sub-grade conduit below the causeway that carries NE 41st Street and daylights into Union Bay and Lake Washington.

Site Memorial Marker

This stone marker was dedicated in 1993 to master gardener, Josef Ludwig and his 24 years of service to the property. This marker has recently been removed from the site.

Pedestrian Bridge – (See figures 4, 17, 19, 23, 25, 81-83)

Founded on round wood piers, spanning and bisecting the pond, the wooden pedestrian bridge (added in Phase Two) rises just above the water surface. The bridge's massive wood timber guard rails are set low and can serve as seating. The bridge provides connection between the Seminar Building D and the open green lawn area to the southwest.

Equipment Shed

This low, shed-roofed, wood outbuilding occupies a low edge of the entry road along the approach in the site's eastern edge. The structure is surrounded on three sides by high

vegetation. At its primary facade the shed has two residential-type, center-pivot overhead doors with one horizontal row of lights day lighting the interior. Unheated, the structure houses small equipment and grounds-keeping supplies.

Roads and Pathways – (See figures 4, 13, 24, 25, 80-82)

The Battelle Memorial Institute site is served by a single curvilinear asphalt lane in a single loop with a one-way circulation flow. The lane is designed using a minimum of curbs or gutters. Where roadway curbs do occur (on significant slopes), the curbs are of a low asphalt design. The primary entry to the site is at 4000 NE 41st Street. The loop roadway exits farther east to NE 41st Street. A secondary entry from Sand Point Way NE occurs at the site's NW corner at 38th Avenue NE. There are no posted speed limits and the site has a minimum of way-finding signage. Pedestrians circulate within the Battelle site on a small number of asphalt-paved circulation paths.

Parking is provided by seven small surface lots distributed along the northern and eastern edges of the site and interrupted by three to four foot landscaped berms. Curvilinear, asphalt-paved pedestrian walkways connect the centered compound of conference buildings and surrounding residential lodgings.

All roadways, pathways and parking lots are asphalt surfaced with parking space lanes marked with painted striping.

Vegetation and Wildlife Habitat

Appendix A contains a plant list for the site from Richard Haag Associates. The list distinguishes between existing plants and new plantings, as well as plants that are native or introduced to the site.

The verdant, former Battelle Memorial Institute property includes notable plant species of Lombardi poplar, oak, willow, spruce, cedar and Douglas Fir trees. Branches from original willows still curve gracefully over the water feature while poplars host the aerie of nesting bald eagles and oaks house raccoons and other urban wildlife.

In early December 2007, bald eagles built their aerie in a tall poplar tree along the entry drive. The area's abundance provides nourishment and the tall, sturdy poplars protect fledglings. Over the last six years, they have hatched seven eaglets. (See figures 56, 58)

Red-tailed Hawks and waterfowl (Blue Heron, mallard and American Widgeons) inhabit the vegetated wetlands and the pond. (See figures 57, 59)

A buffer from the site perimeter provides naturally landscaped areas setback from the south end of the site (NE 41st Street). This buffer setback is a flat, open, tree dotted greenway measuring 30 feet deep by 296 feet long.

Changes to plantings are primarily from natural causes such as windstorms. Some storm–damaged trees have been cut down. Large oak trees on the south setback were uprooted during the winter 2006 storm. In spring 2012 the current owners removed blackberries, shrubs, unhealthy trees and branches along the landscape buffer on the east side of the property between the 16' alley and the houses along NE 42nd Street.

Yesler Creek Watershed

Yesler Creek is a stream that originates in the Bryant and Wedgwood neighborhoods of Seattle, and flows southward to empty into Union Bay of Lake Washington. Portions are day lighted, such as those flowing between 39th and 40th Avenue NE to Sand Point Way NE. The original course of the creek flowed down through what is now the Talaris site at which point it entered Union Bay.

One map of small watercourses shows a culvert that brings the water down from around Children's Hospital to the north, under the roadways at NE 45th Street and NE 41st Street to where it empties out into Yesler Swamp on the shore of Lake Washington. The Battelle Memorial Institute's original project architect with NBBJ, David Hoedemaker, recalls that the creek was piped under the property.

Lake Washington is located approximately 700 feet from the site and approximately 1,200 feet from the pond. According to a 2004 Environmental Impact Statement, "drainage from the 72-inch storm water pipe, a remnant of Yesler Creek, drains the site to an outfall located approximately 700 feet south of the site in Union Bay on Lake Washington."

Water is often observed running down through the northeast corner of the site, and there once was an open trench along the far right perimeter which was usually wet. It has since been filled with small river rocks and is now level with the driveway. On that same side of the property, near the dining hall (Building F), there is a large round shaft with a grated cover. Unlike most of the drain-type features on site which are silent homes for still water and leaves, this one has water constantly running down below it in the direction of the ponds. It is believed this is where the creek flows through the property.

Alterations

Over its more than forty year history, the Battelle Memorial Institute buildings and site improvements, roads, parking and pathways, have retained much of their original organization, character and design. The Battelle Memorial Institute was developed and designed by the original architect and landscape architecture firm in two phases. The second phase, an initial change in 1970-1971, added three new buildings and a pedestrian bridge. The additional buildings were designed by the original design team and conform to the site and aesthetic of the original design.

The most notable change has been to the roof material on the buildings. Cor-Ten steel was originally specified for the roofs at the Battelle Memorial Institute as an alternative to expensive copper. (See figures 14-19). First developed for architectural use by John Dinkeloo at Eero Saarinen's office as an exposed structural material at the John Deere Headquarters in Moline, Illinois, Cor-Ten Steel was a trade name for high-strength, cold-rolled sheet steel which immediately drew architectural interest as a finish material because of its unique coloration and durability. After installation and exposure to normal weather the steel surface develops a pleasing, iron-oxide matte finish. With several years of exposure, when properly installed, the oxidizing process seems to slow and a stable, long-lasting, rust-like appearance results. Familiar with Cor-ten from his work with Saarinen, Design Architect, David Hoedemaker convinced the President of Battelle, a consultant to U.S. Steel to persuade the manufacturer to roll the material into sheets for roofing. BMI was the first such installation.

Cor-ten steel offered a natural patina and color that well-suited the campus's design-with-nature conceptual origin. However, despite several years of success at BMI, the roof suffered premature failure due to a manufacturing error which caused the material to be shipped without a critical galvanizing treatment on the underside of the cap flashings which joined the panels, thus allowing moisture in the system without the air needed for proper oxidization. This failure prompted a complete replacement of the Cor-Ten material with a conventional, painted (rust-red) standing-seam sheet metal product. (See figures 20-55: photo shows buildings with roof material).

Physically, the site has been constrained from expansion by the presence and influence of the surrounding residential and commercial development. The apparent high-quality of the original construction, the inherent flexibility of the simple building designs, along with the evident considerable care and maintenance over the years, has minimized the demand for change over time. Generally, changes due to the physical expression, like a supplemental exterior boiler enclosure appended to the south elevation of Lodge Building E, have been minor, with no adverse effect to understanding or appreciating the design and the integrity of Battelle's historic fabric. Site changes also include the introduction of a new entry street name, Talaris Way, Talaris identity signage along NE 41st Street and 38th Avenue NE, individual boulders demarking the site entries off NE 41st Street and 38th Avenue NE and the installation of a rockery border to define the shore of the pond. The greatest physical changes have been the result of natural aging, attrition and replacement of major trees and non-native plantings. Overall, the BMI development has been distinguished by the extent it has retained its original character and design integrity.

STATEMENT OF SIGNIFICANCE

Local Historic Context

Town of Yesler

The neighborhood surrounding the former Battelle Memorial Institute has a post-settlement history that dates back to the 1800s, when William Harvey Surber, who would later become Seattle's first Chief of Police in the 1860s, purchased the land from the US government in 1861. The nearby Town of Yesler was centered just to the South of Surber's property and was platted by Henry Yesler and his nephew, J.D. Lowman, in 1884. Preceding this settlement, the land was occupied by the Duwamish people, who camped in winter villages in the area North of Union Bay. Surveyors have also found evidence of a Duwamish trail that extended from Portage Bay to Lake Washington.

The Town of Yesler supported a mill, which was built by the Yesler Coal, Wood, and Lumber Company in 1890, and consisted of a school, post office, store, and two churches. The land surrounding the town, including Surber's property, was still densely forested, with areas of marshland. The only community in the area was the mill town, which was then a very rural settlement. The mill operated until it burned down in 1895 and was replaced by a shingle mill, which itself burned in the 1920s and was never replaced. In fact, the space where the mill had stood was left in disarray, with machinery littering the property.

In part due to the Yesler mill's operation, much of the land surrounding the town was heavily logged, creating open space that aided later development. The mill's location allowed for proximity to Seattle's booming growth, and the company was just one of many providing lumber to fuel Seattle's rapid development. Although the Town of Yesler was just across Union Bay from the city, getting there by land required following a trail through woods and marshland to cross the strip of land separating Lake Washington and Lake Union that would later be broken by the Montlake Cut. Another alternative route was to row across what was then a much larger Union Bay to Madison Park. The difficulty of the journey from the city to the Town of Yesler prevented early development, and isolated the area from the rapid expansion of the city.

W.H. Surber - (See figures 5, 6)

One of the main reasons that the Battelle Memorial Institute had access to so much undeveloped land in a 1960s city neighborhood was that the original settler, William Harvey Surber, had retained the land when the rest of the area was being platted for development in the late nineteenth and early twentieth centuries. Surber was a prominent figure in early Seattle history, due to his arrival in the area in 1859 when there were fewer than one hundred European American settlers living in the area. In fact, when Surber landed in Elliott Bay, it was just a decade after the first settlement at Alki Point. Upon his arrival, he took Yesler Way, what was then a logging road owned by the same company that would operate the future mill in the Town of Yesler, to Madison Beach, where he canoed to Laurelhurst point, the location of his 1861 homestead. His property included the future grounds of the Battelle Memorial Institute Seattle Research Center, as well as further acreage that extended to encompass most of the marshland created by Yesler Creek.

Before his arrival in Seattle, Surber left Indiana, where he was born in 1834, to move westward. After traveling to California, he made his way up the West Coast to British Columbia for the Fraser River gold rush, arriving there in 1847.

Shortly after his arrival in Seattle in 1858, Surber was appointed Seattle's first Chief of Police. However, the city's first official police department was not created until as late as 1876, and Surber was not a member. In addition to his position as Police Chief, Surber also owned the first pile driver on Puget Sound, giving him a role in Seattle's early waterfront development. Surber lived to see much of Seattle's early development, and at the time of his death in 1923, the city had undergone many changes, since his arrival in the largely unsettled area.

Surber's land consisted of much open space, but on it, he had also built a large home and planted orchards. Unfortunately the house burned down in the late 1920s after his death and was never replaced. The land, like many other early settlements, also served as a working farm, with chickens, horses, and cattle. Surber kept most of his land intact, but sold off the areas to the southwest to developers, including selling the western edge of his property as early as 1906. He did, however, make an effort to keep his land separate from the city that was beginning to grow around it, fencing in his acreage. Due in part to his efforts, the property remained undeveloped marshland until 1966-1967, when the Battelle Memorial Institute Seattle Research Center was constructed. It had remained untouched, even when the rest of the neighborhood was heavily developed as early as 1942. After his death, the

property was purchased by Laurelhurst Golf Club Inc., which intended to build a golf course on the land. However, due to a money shortage, the plans were never realized.

Laurelhurst History

The neighborhood of Laurelhurst transformed from a sparsely populated group of farm-like settlements to a platted residential area very swiftly. The name "Laurelhurst" was not in use until it was coined by the developers who platted the neighborhood in the early 1900s. These developers bought up large tracts of land and platted them for single-family homes, enticing Seattle residents to move to a less developed area of the city by placing ads in *The Seattle Daily Times*. As families moved into the area, it began to take on the character of a neighborhood. A strong sense of community and local activism developed, leading to the formation of the Laurelhurst Improvement Club, later referred to as the Laurelhurst Community Club or LCC, in the 1920s. The creation of community leadership was followed by the formation of other neighborhood outlets, including the Laurelhurst Beach Club, which opened in 1927.

Preceding all of this development, a drastic change to the landscape of the Laurelhurst Peninsula occurred in the lowering of Lake Washington, causing much additional land to rise from beneath the water level. The creation of the Montlake Cut in 1916 caused Lake Washington to be lowered to the level of Lake Union, a difference of almost ten feet. The lowering of the lake made Union Bay much smaller, and created a sizeable amount of new land for settlement and enlarging the future Laurelhurst neighborhood. (See figures 7, 8)

During the time when the area was growing into the Laurelhurst neighborhood, Surber's land remained relatively untouched. However, eighty acres of his plot were sold to a developer, and became the portion of the neighborhood called Belvoir, which is platted to the south of the remaining Surber property. The remaining portion of his property was passed through several different owners until it was sold by the University of Washington to Battelle Memorial Institute. A new research center was planned for development, but zoning restrictions inhibited the construction of a non-residential complex in the Laurelhurst neighborhood. This was remedied, however, when Battelle Memorial Institute successfully had the zoning code amended to allow research facilities in residential neighborhoods, with the support of the Laurelhurst community.

When Phase One of the Battelle Memorial Institute was completed in 1966-1967, the Laurelhurst neighborhood was a fully developed community. This was due, in part to development related to the housing shortages around the University of Washington in the years after World War II, when housing was provided for the many veterans seeking an education financed by the G.I. Bill. Even though the community had increased in size, the residents of Laurelhurst still took pride in their neighborhood, and made efforts to retain the neighborhood's original character. These efforts included fighting any development that was not single-family housing. When the Children's Hospital moved into its current location, between Sandpoint Way NE and NE 45th Street, in 1953, the residents of Laurelhurst fought the new development, which they felt damaged the neighborhood's integrity. The residents also made efforts to improve Laurelhurst's built environment throughout the neighborhood's history, including purchasing land to build a neighborhood playfield in 1927 and landscaping the median along 43rd Avenue NE in 1938.

History of Property Ownership

The Battelle Memorial Institute site figures prominently in the history of Seattle. Laurelhurst's most colorful pioneer, William H. "Uncle Joe" Surber, arrived in Seattle in 1859 and went into the pile driving business. That activity made him an early builder of Seattle's downtown wharves, later a contractor for the city's railroad trestles. He eventually became Seattle's first police chief (and sole police force) and King County's first sheriff, and at one time was a federal marshal. In 1872 Mr. Surber acquired 165 acres on Union Bay and in August of 1888, Surber sold approximately half his land to Henry Yesler and his nephew J.D. Lowman of the Yesler Wood, Coal and Lumber Company. Yesler and Lowman lost title to Puget Sound National Bank of Seattle from 1901 to 1903, but then reclaimed title as Yesler Logging Company. Some time after, the property reverted to King County for unpaid taxes. In 1939 Walter Hardman and Herbert Mathies bought the parcel from King County Treasurer Ralph Stacy as Laurelhurst Park Incorporated. The property as currently situated is identified as King County Parcel No.1525049101. For the next ten years the property was under the control of Walter Hardman and Herbert Mathies. The owners tried to develop the land as a golf course, apartment buildings, and as single family tracts, none of which succeeded and the land remained unimproved. So on June 20, 1949, Hardman and Mathies, known by that time as Laurelhurst Development Corporation, deeded the parcel to the Board of Regents of the University of Washington, under whom the property remained unused for 15 years. The Regents sold the property on November 10, 1964 to the Battelle Memorial Institute, which developed and built the site we see today.

Battelle sold the parcel to ERA Communities of Laurelhurst on November 21, 1997. In 2000, after ERA's plan to develop the property into a senior living facility proved impractical, they sold to the present owner, 4000 Property, LLC which is a holding company for Bruce McCaw, Telecom multimillionaire. The property was then leased to Talaris Research Institute which was founded by Bruce and Jolene McCaw to study early childhood development. In February 2012, the Talaris Research Institute was sold to Maryland based company Teaching Strategies and is no longer housed on the property. The property is still used as a conference center and is known as Talaris Conference Center.

History of Battelle Memorial Institute

Battelle Memorial Institute is a private nonprofit applied science and technology development company headquartered in Columbus, Ohio. It traces its origins to the will of Gordon Battelle, the last of an early Ohio family prominent in the development of the state's iron and steel industry. Originally established in Columbus with an endowment of $3.5 million, through the years the Institute has established major laboratories in Europe and the United States. The major objective of Battelle is to benefit mankind by the advancement and utilization of science through technological innovation, educational activities and dissemination of knowledge through publications.

In 1944, Battelle made a hiring decision that changed its fortunes. In 1937, Chester Carlson, an unknown Seattle-born physicist and patent attorney, working alone in his Queens, NY apartment invented xerography. After patenting it in 1939, he searched for years without success for a company that would fund the development of his invention into a useful product. Finally, in 1944 Battelle became interested and signed a royalty sharing contract

with him, and they began to develop the process. In 1947, running short of funds to continue, Battelle entered into an agreement with Haloid, a small photo-paper company to continue the process. In 1959, Haloid brought the first commercial xerographic copier, the 914, to market. Within a short time, Battelle, Haloid and Carlson made millions. In 1961 the Haloid company became the international conglomerate giant Xerox.

With its financial resources greatly increased, in 1964 Battelle established its Pacific Northwest Division, Battelle-Northwest with the acquisition of the management contract for the Atomic Energy Commission's Hanford Laboratory. The Battelle Memorial Institute was established in 1967. At the dedication, Dr. Bertram D. Thomas, BMI president stated:

> *Among the directives under which Battelle Institute operates is one that calls for "the encouragement of creative research…" These words in the will of Gordon Battelle, given a contemporary interpretation, have even more force than when they were written—45 years ago. To the extent that "creative research" may lead to an understanding of the problems that confront the world today, it may contribute to a more rational approach to their solution.*
>
> *This new research center forms an important part of Battelle Institute's "encouragement of creative research." It is built within the shelter of a great university. The physical environment of the Pacific Northwest is unexcelled for those who draw inspiration from the world of nature and it still retains some of the spirit of the pioneer. Those who work here will themselves provide the intellectual environment that is an essential element in successful research.*
>
> *One of the contributions of science to modern civilization has been its demonstration that action based on experiment and analysis is preferable to that which comes from expediency and prejudice. Research has become recognized as an intellectual tool of wide general usefulness. Applied science and engineering have obvious roles in the modern civilized world. But science operates across a much wider spectrum of human thought than that exemplified by its manifold contributions to the material well being of mankind. Perhaps the greatest role of creative research is to increase the proportion of that which is known over that which is merely believed. It seeks out rational confirmation of "the beliefs that lie at the base of human action. Civilization is built on what men believe about themselves and the universe around them."*

The BMI engaged in creative research. Like the Institute for Advanced Studies at Princeton, on which it was modeled, BMI had a nucleus of a few long-term fellows, usually appointed for up to five years. In addition, it had a varying number of visiting fellows (up to twenty-five in the summer months), who stayed for periods ranging from a few weeks to a year to work on projects of particular importance to their careers. A fellow might take this interlude to write a book, polish a theory or acquaint himself with an entirely new field.

Until the late 1960s BMI was known primarily for its research in the physical and life sciences. In 1969, a new mission was added when John Rasmussen, a psychologist and retired captain in the U.S. Navy medical core, who had joined BNW Seattle, was assigned to head a task force to plan the development of a research program in the social and behavioral sciences The BMI was reorganized in 1975 to be the site of a Human Affairs Research Center (HARC) and the new Battelle Seminars and Studies Program (BSSP) which was to parallel the activities of the old Center. The stated purpose was not only to conduct research

programs in various social fields, but to integrate behavioral and social science with Battelle's well-established capabilities in physical and life sciences and engineering.

HARC began with two study centers, one focusing on Population, the other on Law and Justice. As social projects increased, two other study centers, on Social Change and on Science and Government, were added and HARC'S staff grew to more than 150, which included sociologists, psychologists, economists, political scientists, attorneys, urban planners, policy analysts, health experts and statisticians. The majority of the staff had affiliate-teaching appointments at the University of Washington.

HARC's reputation in fields of endeavor grew rapidly. Its interdisciplinary projects were recognized nationally and internationally, especially in the area of world population studies, energy policy analysis, financing health care for the aged, and white-collar crime. All of the research centers worked on problems involving energy and the environment, concentrating not only on technical solutions but also on their economic and political ramifications. For example, studies on alternate sources of energy concentrated less on actual risk-benefit rations than on public perceptions of those risks and benefits and how those perceptions might hinder the acceptance of desirable solutions.

BSSP reported to corporate headquarters and became the corporate educational services component of Battelle, for both internal and educational activities. BSSP began to look for outside sponsors who could make appropriate use of the facilities—a "jewel of a conference center," for fee-paying outside sponsors as well as Battelle study and meeting groups. The Center continued to be used by a great many technical and scientific conferences and seminars. Overall conference, seminar and meeting activities increased substantially. Money for running the Center - for housing and feeding the visitors, and sometimes supplementing their salaries - came partly from Battelle's corporate funds and partly from the Battelle Memorial Institute. Unfortunately, these funds and the Battelle fellows program were trimmed drastically, from twelve fellows in 1975 to three in 1976, and then to only one in 1977 when the IRS settled a suit with the Battelle Memorial Institute.

Published books and articles (numbering 893) dating from 1967 to 1997 were authored by or contained material from researchers at the Battelle Seattle Research Center. Subjects include mathematics, bioengineering, physics, markets and morals, critical issues in assessing social programs, gravitational radiation, group theory and homotopy, the theory of catastrophes, and applications in the sciences, to name a few.

In June 1992, the 234 employees of Battelle made news when they made predictions for the next quarter-century in terms of science, technology and society. The predictions were placed on scroll-like paper in a one foot long plastic time capsule and buried on the center's ground to be unearthed in 2017.

In the same article, the *Seattle Times* reported "Battelle had completed nearly 1,500 research studies dealing with health, population, technology and society since the Seattle research center opened in 1967. It is working on 150 studies around the globe. Battelle, which has a worldwide staff of nearly 8,000, works with government agencies such as the Department of Defense and the Centers for Disease Control. Director Robert Shikiar stated, 'We're here to change their practices by generating new knowledge to generate better policy decisions. We have problems like the lack of health care, diseases in the Third World. All of these complex problems need solutions.'"

Today, Battelle Memorial Institute is the world's largest nonprofit research and development organization, with over 20,000 employees at more than 100 locations globally. Its Pacific Northwest National Laboratories with 4,000 employees and $1.1 billion in annual volume continues to work with the Department of Energy and with private projects. It continues to operate a satellite facility in Seattle, now located at 1100 Dexter Avenue N.

Northwest Modernism Context

As is often the case with a large corporate design practice, the attribution and credit for design architect on a firm's projects is closely-held, however the BMI project was credited to the leadership of William Bain, Jr. as Partner-in-Charge and staff architect, David Hoedemaker, who had a significant design and management role on the project. Teamed with modernist landscape architect, Richard Haag, the Battelle Memorial Institute was conceived and planned to be residential in scale and character in a style, along with Japanese design influence that developed as a regional interpretation of Modernism.

With the exception of a few early 20th Century architects like Paul Thiry, who in partnership with Alban Shay is credited with the earliest works in the modern style and with helping to introduce European Modernism to Seattle and the Northwest, most architects like William Bain, Sr., Victor E. Steinbrueck, John R. Sproule and J. Lister Holmes, had a longer progression in successfully crossing from traditional Beaux-Arts training to embracing the stripped-down aesthetic of the International style.

It was a later generation of architects, including William Bain, Jr. and others who, as graduates of the University of Washington, created modernist works, when new opportunities to design and build increased following World War II that traced the development of Modernism in the Northwest. Mid-twentieth century Seattle boasted several other successful modernist and International Style architects including Fred Bassetti, Ibsen Nelsen, Paul Hayden Kirk and UW graduate practicing in Detroit, Minoru Yamasaki. Similar transformations took place in the work of almost all Northwest architects, as a regional variant of Modernism, sometimes called Northwest Contemporary, developed in the urban centers of Seattle and Portland. In addition, Modernism was adopted by northwest fine artists, with sculptor and furniture designer Isamu Noguchi and furniture designer, George Nakashima being most notable.

The ascendance of Modernism in Northwest architecture joined two other significant postwar developments, the influence of graduates from the University of Washington, School of Architecture on the profession and the transformation of Seattle's urban form in response to the automobile. These regional works were distinguished by the predominant use of wood, exposed-wood structural framing and panelized components, open-plan arrangements and refined detailing. These designs often followed many of the principles for design of efficient, affordable, residential designs pioneered by architects like Richard Neutra and Julius Ralph Davidson as part of the Case Study Houses (1945-1966) initiative, and later in the Atrium Houses in the residential neighborhoods developed by Eichler in Southern and Northern California.

Master Plan Concept

To accommodate the Battelle Memorial Institute (BMI), and the research campus program of requirements, the buildings were designed as a complex of individual buildings organized like an urban villa. They were created in a low-density, residential scale and constructed of stick-built wood construction. Their design allows the development to graciously fit the natural site and the context of its Laurelhurst neighborhood setting.

The structures were designed with simple rectangular plans. Most buildings in the development were pavilions founded on raised plinths or podium bases. Those structures designed to house more complex functions retained a simple plan feel by accommodating special purposes in a series of projecting box-like forms and exterior decks, often cantilevered, above the rectangular base plan.

The buildings were sheathed in dark-stained vertical cedar siding and topped by low-sloping, standing-seam metal, hipped-roof forms. The deeply overhanging roofs terminate in shallow eaves with integral metal gutters. Building fenestration is a composition of grouped vertically-oriented windows of fixed awning units and operable casements. The building's naturally-derived exterior materials and warm grey/rust red color scheme of the buildings and their setting, a natural basin, allows the development to reside quietly in their surroundings.

This simple but eloquent architectural idea reinforced the overall design concept of the BMI development, that of an environmentally-responsive complex influenced by Japanese traditional architecture and garden design, adapted to a natural setting. The influence of Japanese precedent, and particularly of three landmark Kyoto structures, the Katsura Rikyu (Imperial Villa) and gardens, the Rokuon-ji Temple precinct and Nijo Castle (Nihomaru and Honmaru Palaces) (all designated World Heritage Sites) can be readily understood in the landscape and architecture of the Battelle development. (See figures 76-78)

Japanese design influence began in the west with the emergence of the island empire from their cultural isolationism prior to the early 20th Century. Western fascination and influence of Japanese design occurred in parallel with the emergence of the Modern Movement and International style in Europe. That influence spread to the United States with early-modernist architects like Bruno Taut, Le Corbusier, Walter Gropius and Frank Lloyd Wright as they sought new opportunities to study and interpret Japanese design and aesthetics in their own works. Japanese design was notably influential to modernist architects and designers on the west coast where design firms like NBBJ, Inc. and Richard Haag Associates, responded to their Pacific Rim locale and similarity of climate.

Asian influenced design was introduced to NBBJ Design Architect David Hoedemaker early in his career, beginning in 1955, first at the Seattle architectural office of Paul Hayden Kirk and later with Al Bumgardner. Significantly for the Battelle commission, landscape architect Richard Haag, early in his development as a designer, received two successive Fulbright Fellowships to study in Japan, where he was exposed to Kyoto's architectural and cultural richness.

Architecture and Planning

The Battelle development project was organized around a pond water feature. It was the designer's vision that conceptually celebrates the site's water origin. The water feature focus was defined by Richard Haag, the landscape designer, in poetic terms as a center of the

development, radiating away, “like the radiating surface disturbance of still water when a pebble is dropped.” The disturbance is more intense at the center and moderates to ripples as the radius distance increases. The center/radial idea is carried out in both the site’s structural organization and planting design. The institute’s primary buildings, the greatest human intervention, were clustered and focused at the water’s edge. The property was densely developed at the center and in a radial progression, assumes an increasingly natural park-like landscape of trees and shrubbery toward the perimeter. A dense screen of trees at the site perimeter buffers the interior from its immediate Laurelhurst neighbors and offers a beneficial sense of enclosure and refuge within the city.

The development of the Battelle Memorial Institute using land exposed by the manipulation of the water level in Lake Washington’s Union Bay along the Yesler Creek watershed, is remarkable for a privately-held property in Seattle. With Euro-American settlement, the city developed on Elliott Bay to take advantage of its access to Puget Sound and the Pacific Ocean beyond. Seattle’s topography of steep hills rising from large bodies of water has proved a challenge for growth and development. As the less challenging land was developed, Seattle had to become increasingly creative in land use. Beginning with the earliest settlement, Seattle's growth was constrained by topography. This resulted in a pattern of development and land use which required creating buildable sites though increasingly grand manipulations of its natural terrain.

New flat sites were created from large landfills, regrading steep slopes and reclaiming wetlands to provide area for the city’s earliest increasingly dense urban uses and development demand. This demand and opportunistic response began to reduce natural open space, historic water sources and wildlife habitat. Like much of the land now developed for retail use at the nearby University Village, the Battelle site had largely been a peat bog. With its basin-like topography undisturbed by the Battelle development, despite the diversion of Yesler Creek, the site retains its wetlands character and functions as a habitat for wildlife. Few such private sites which retain their natural terrain, history and character remain in the city today.

The product of the design collaboration of Seattle architects, NBBJ Inc. and landscape architect, Richard Haag Associates, the Battelle Memorial Institute development is an important example of early modern land use displaying Modernist-era principals of integrated landscape architecture, architectural design and environmentally responsive planning, where nature, site and human intervention work together. In 1967 the design of the BMI campus received the Seattle American Institute of Architects Merit Award for Architecture.

Largely intact and with few changes over the years, the design of the Battelle site has endured to accommodate many active human uses, initially, as a home for the Battelle Memorial Institute and today, as Talaris Conference Center, yet it retains its natural character and remains an urban refuge in the heart of the city.

Architect for Battelle Memorial Institute

NBBJ, Inc.- Naramore, Bain, Brady & Johanson

The design architect for the Battelle Memorial Institute for both Phases One and Two was NBBJ, Inc. (NBBJ). The firm was established in 1943 by partners Floyd Naramore, Clifton Brady, William Bain, Sr. and Perry Johanson. Since then, NBBJ has grown over its sixty-nine year history to be among of the world's largest architecture organizations.

Formed in 1943, Naramore, Bain, Brady & Johanson (NBBJ) quickly became one of the Seattle's leading design firms after the end of World War II. According to Jeffrey Ochsner, "Although just a few years old, (NBBJ) emerged as one of the dominant architectural practices in Seattle in the years after 1945, " as evidenced by their participation with four large public commissions and numerous smaller projects in that period. The firm had originated as an "ad-hoc" combination of three design practices: Naramore & Brady, William J. Bain, Sr. and Smith Carroll and Johanson. The three firms retained their own offices for a time while also working jointly, before finally merging. Today the firm has offices around the world and is ranked as one of the largest architectural firms globally.

The oldest of the founding partners, Floyd Naramore (1879-1970) studied engineering at the University of Wisconsin followed by architecture at the Massachusetts Institute of Technology (MIT), graduating from the latter in 1907. He served as architect for two different school districts, starting with Portland in 1912 and later Seattle as of 1919. Over the twelve years that he worked for the Seattle School District, he designed and supervised construction of an estimated twenty schools.

Clifton Brady (1894-1963) graduated from Iowa State College in 1917 with an architecture degree and arrived in Seattle in 1927. Except for the lean years of the Depression, Brady worked for Floyd Naramore, eventually becoming partner in Naramore's firm in 1941. Perry B. Johanson (1910-1981), the youngest of the four, received his architecture degree from the University of Washington in 1934 and won the AIA Medal as the top student in his graduating class.

Each of the four partners of NBBJ brought valuable talents and skills, enabling the firm to pursue projects that they would not have been able to acquire individually. Naramore and Brady both had extensive school construction portfolios. Bain and Johanson had strong academic foundations in design, and Bain in particular was known for excellent client management as well as having won numerous design awards. Johanson, as the youngest and locally trained, contributed a unique perspective to the partnership, eventually taking the lead on many medical projects for the firm.

From 1945 to 1947, NBBJ won four major public building commissions. In 1945, the firm was selected for the city's new Public Safety Building (opened January 1951, demolished). In 1946, they were chosen to design the Health Sciences complex (completed in 1949) and later the Medical Center at the University of Washington. NBBJ also won the 1946 commission for the Veterans Hospital on Beacon Hill (completed 1950). By 1947, the firm was a rising talent in Seattle. The *Daily Journal of Commerce* announced the selection in early April 1947 of NBBJ as the architects of the Federal Reserve Bank of San Francisco, Seattle Branch (FRBSF). The Public Safety Building and the Seattle Branch of the FRBSF were of particular importance to Seattle because they were highly visible, large-scale properties. Prior to the Public Safety and Federal Reserve buildings, downtown Seattle had had little substantial construction since the early 1930s, with the exception of the 1933

Federal Office Building and the 1940 William K. Nakamura Federal Courthouse. Both were designed by non-local firms or architects.

As the NBBJ practice expanded they became known for their success and specialization in serving corporate interest with large urban centers, high-rises and institutional campuses including research buildings.

Each of the four partners was a respected architect in his own right. They served nearly in succession as president of the Washington State Chapter of the AIA, as follows: Floyd Naramore 1939-1940; William Bain, Sr. 1941-1943; Clifton Brady 1947-1948; and Perry Johanson 1950-1951. All but Brady were also elected to the College of Fellows in the AIA. In 1960, the firm added three more partners (without changing the name of the firm), a business manager, nine new senior associates and seven new (junior) associates, all joining at least five existing staff. By 1963, NBBJ was listed as one of two Seattle-based architectural firms as among the top 100 largest in the country. Today with over 650 architects and offices in ten major world capitals, NBBJ is among the world's largest architectural practices.

Architect: William J. Bain, Sr.

One of the four founding partners of Naramore, Bain, Brady and Johanson, William Bain Sr. was a prominent figure in 20th Century Pacific Northwest architecture individually as well as a partner with other architects, including J. Lister Holmes. Bain and later his son, William J. Bain, Jr. were influential in assuring a large body of good design work at NBBJ over the full span of the 20th Century, a period which witnessed the emergence of International Style and Modernism as a dominant design idiom.

Born near Vancouver, British Columbia and raised in Seattle, William J. Bain, Sr. (1896-1985) graduated from the University of Pennsylvania's architecture program in 1921. While studying architecture at the University of Pennsylvania, Bain studied under prominent French architect Paul Philippe Cret. Cret developed a trademark style of stripped classicism that was based on his formal, rational architectural training but which relinquished adherence to historical accuracy. Cret's influence can be seen in Bain's approach to his design at the Federal Reserve Bank Branch in Seattle for the Federal Reserve Bank of San Francisco, (FRBSF).

Bain briefly worked with Seattle architects W.R.B. Wilcox and Arthur Loveless before moving to Los Angeles in 1923, where he worked for the firm Johnson, Kaufman & Coate. In 1924, Bain returned to Seattle and started his own practice. His early work is known for being mostly historical revival-style schools and residences.

In his early career, Bain designed richly detailed, hand-crafted buildings. Residences comprised much of his work prior to the formation of NBBJ in 1943. In the early 1940s, Bain worked with noted Seattle architect and fellow University of Pennsylvania graduate, J. Lister Holmes, on at least two projects, Yesler Terrace and the Rainier Vista Elementary School. Holmes's career, like Bain's, also shows a predilection for historical styles before transitioning into the International Style and modernism. Bain, along with many other Seattle architects, experimented with the modern streamlined and simplified aesthetics of the 1930s, but even in the 1930s some of his designs retained ties to the past. Bain's firm specialized in high-quality residential work. Yesler Terrace (1941-1943) was a relatively early example of

the senior Bain's shift to the Modern Movement. The World War II-era project was a defense housing complex on Lake Washington's Union Bay, along East 41st Street and near Laurelhurst, which was aimed at being affordable, energy efficient and attractive. This Yesler Terrace project was different from the other Yesler Terrace project near downtown Seattle. During World War II, Bain partnered with Floyd Naramore, Clifton Brady and Perry Johanson to pursue large military projects. The temporary joint venture cemented into a successful firm, officially as NBBJ in 1943.

Governor Arthur Langlie named Bain to the State Board of Architectural Examiners in July, 1953. At that time, Bain was already a former president of the American Institute of Architects (AIA) board. By 1956, he held the position of chairman of the State Board of Architectural Examiners. As part of NBBJ, Bain worked on the Kingdome (demolished), Rainier Tower and several Battelle Northwest buildings. For the Seattle-First National Bank Building, Bain did some preliminary design work and research.

These projects stand in stark contrast to Bain's early career. His early works of the 1920s and 1930s show an evolution from historical to popular styles. By the 1940s, mid-career projects such as the 690-unit Yesler Terrace and the FRBSF building (1949) show a more refined and personal approach to blending the past and the present in restrained, efficient and function-focused designs. Towards the end of his life, he reflected on his career and on Seattle architecture in particular, which he characterized as solid and permanent. "We design our buildings to last for a long time," Bain Sr. told a reporter a few years before his death in 1985. This is evident in the enduring quality and restraint in the design of the firm's 1967 project under the leadership of his architect son, William J. Bain, Jr. for the campus of the Battelle Memorial Institute in Laurelhurst.

Architect: William J. Bain, Jr. FAIA - (See figures 67-69)

Son of founding NBBJ partner, William J. Bain, Sr., and the principal in charge for the design of the Battelle Memorial Institute, William J. Bain, Jr. was born in Seattle on June 26, 1930. The junior Bain attended Lowell Elementary and later Lakeside School. Overcoming his initial reluctance to follow in his father's prominent footsteps, Bain chose to pursue a degree in architecture at Cornell University where he studied with notable modernist designers and architects, Buckminster Fuller, Paul Rudolph, Romaldo Giurgola and Philip Johnson. During the summers, Bain would return to Seattle to work in various positions at his father's firm of Bain and Overturf. Beginning his architectural career at his father's practice, Bain, Jr. entered into a pact with the senior Bain, borne of mutual respect, to never share work on projects and to work independently within the firm. Soon after graduating with honors in 1953 with a Bachelor of Architecture, Bain entered military service with a commission as Lieutenant in the U.S. Army Corps of Engineers where he served as a trainer of Army combat engineers.

After completing his military service in January 1955, William Bain, Jr. rejoined his father, now at NBBJ, as an architect. The firm consisted of approximately 47 people, a large organization for the time in offices at 7th Avenue and Marion Street.

The junior Bain set influencing design as his first priority of his professional work and life. Early in the 1960s, William Bain, Jr. and his family took a trip to Japan suggesting an interest in Japanese culture and design he shared with other modernist architects.

As NBBJ cultivated an increasing portfolio of institutional, governmental, educational and health-care facility clients, Bain began his institutional project experience in 1966 as Partner-in Charge on Cordiner Hall at Whitman College in Walla Walla. The construction of the Seattle research campus in Laurelhurst for the Battelle Memorial Institute in (1967) was the first of several separate projects for the Battelle Research Institute (in Seattle, Sequim, Richland, Columbus, Ohio, between 1967 and 1982).

Other noteworthy NBBJ institutional and research projects credited to Bain Jr. include: University of Washington Biology and Cancer Primate Research Buildings, Seattle, 1963; Atomic Energy Commission, High Temperature Sodium Facility and Biological and Life Sciences Laboratory, Richland 1970; The Design Disciplines Building and the Physical Sciences Building at Washington State University, Spokane campus, 1971; Cornell University, College of Architecture, Art and Planning, Master Plan of North Quadrangle, Ithaca, NY 2001; and the United States District Courthouse, Seattle 2003.

As NBBJ grew in size, in part through the leadership of the junior Bain, the firm and its work have been the recipient of numerous design awards. With a focus on good design throughout his career, Bain continued his father's legacy at NBBJ; that of Modernist architecture founded on historical precedent, innovation and environmentally-responsive design.

Starting in 1958, and like his father before him, William J. Bain, Jr. took active interest in the architectural profession through the American Institute of Architects, serving as president of AIA Seattle in 1969. Bain also holds membership in the Royal Institute of British Architects (RIBA) and the Japan Institute of Architecture (JIA). A member of the AIA College of Fellows, Bain Jr. was the recipient of numerous awards including the AIA Seattle Medal in 1997. He contributed to the professional education of young architects as guest lecturer and critic at the University of Washington School of Architecture and Cornell University.

Project Architect, David Hoedemaker, FAIA – (See figures 63-66, 69)

Battelle Memorial Institute project architect David Hoedemaker joined NBBJ in August of 1962; the same year he received his Master of Architecture degree from Yale University. Prior to NBBJ, Hoedemaker worked at the offices of Eero Saarinen in Michigan and Connecticut, the office of Seattle architect A.O. Bumgardner, and the office of Seattle architect Paul Hayden Kirk. His first project was the Quaker Church, now University Friends Meeting House, near the University of Washington campus. He became a full partner at NBBJ in 1968 following the completion of BMI Phase One, and rose to Managing Partner in 1976. Hoedemaker lead NBBJ towards distinguished design and to expand their commissions in the institutional market. Early work continued the firm's local institutional successes with new educational sector commissions, especially in the suburban growth areas near Bellevue. In addition to design credit for both Phases of the Battelle Memorial Institute campus, Hoedemaker's resume of projects includes: Sommerset, Cherry Crest, and Clyde Hill elementary schools and the campus Masterplan, Phase 1, 2 and 3 Buildings for Bellevue Community College (now known as Bellevue College). In 1973, Bellevue Community

College received the Progressive Architecture Magazine Design Award and the Washington State AIA Exhibition Award. Other notable Seattle projects include: the Key Arena renovation, the University of Washington's Fluke Hall, Two Union Square and the expansion of Sea-Tac International Airport's South Terminal. Named NBBJ's first Partner-in-Charge of Design in 1987, Hoedemaker's last project with NBBJ was in 1999 for the Mariner's ballpark, now Safeco Field.

Northwest Modern Landscape Design

Landscape design in the Pacific Northwest benefited from the region's innate natural beauty, temperate climate, abundant water and varied topography. Beginning with early landscape design practitioners like the Olmsted Brothers (Seattle's Volunteer Park, Woodland Park and Zoo, Seward Park and large projects like the grounds of the 1909 Alaska-Yukon-Pacific Exposition, now the University of Washington campus) Seattle, like other emerging cities in the United States, nurtured appreciation for landscape design in the Northwest participating in the City Beautiful movement. Many of the Olmsted Brothers' major designs in the Northwest were produced in concept for completion by local practitioners, providing opportunity for the discipline to take hold in the Northwest.

Battelle landscape designer Richard Haag's long career began and took root in this fertile ground.

Battelle Memorial Institute Landscape Architect

Richard Haag Associates - Landscape Architects – (See figures 60-62, 81, 82, 84)

The firm of Richard Haag Associates (RHA) was responsible for both the conceptual Master Plan and landscape design for the Battelle Memorial Institute.

Richard Haag, ASLA was born in Louisville, Kentucky in 1923. He served for three years in the U.S. Air Corps, serving with the 10th Air Force in the China-India-Burma Theater targeting the infrastructure that supported the Japanese Imperial government war machine. Following America's entry into World War II and the Allies' island advance across the Pacific, the "over the hump" campaign culminated in the Le May fire raids (blanket incendiary bombing), devastating to many Japanese cities.

After military service, Haag entered the University of Illinois at Urbana-Champaign in 1946. He continued his design studies at the University of California at Berkeley and later at Harvard University, where he received his Master in Landscape Architecture in 1952. Haag was then honored with two consecutive Fulbright Fellowships sponsoring post-graduate studies in Japan from 1953 until 1955. His interests focused on planning concepts related to population and the carrying capacity of land. The occupation of postwar Japan and recovery offered unprecedented opportunity to study issues of urban density and redevelopment. Haag lived in Kyoto, studying at the University of Kyoto. Long a center of Japanese cultural history, the city, and its landmark palaces, shrines and temples, remained generally spared by the Allies from the devastation of other industrial cities. While there, Haag was exposed to Japanese art and the traditions of architecture and garden design.

Returning to the United States, before establishing his own landscape design firm, Haag worked in the offices of Hideo Sasaki (1950), Dan Kiley (1951) and Lawrence Halprin (1956-1957) in San Francisco. With that experience and after garnering his own commissions for both residential and commercial designs, he opened his own practice in 1957.

Shortly thereafter, in 1958 Haag moved to Seattle to join the faculty of the University of Washington and initiate a program in landscape architecture, which became a full department in 1964.[1] His design work has continually demonstrated the influence of Japanese garden design and pursuit of modernist design principles for design with nature.

Founded in 1958, Richard Haag Associates has a distinguished portfolio of over 500 design and planning projects throughout the northwest and internationally, integrating landscape architecture with architectural design and environmentally-responsive planning, creating projects where nature, site and human intervention work together.

With the growth of Seattle in the 1960s, RHA saw fewer residential projects and the opportunity for increasingly complex and public sector projects. The firm's early Seattle projects included commissions at the Seattle World's Fair site which culminated in Haag being selected as the Seattle Civic Center planner (1962-1964 and 1978).

Over the years Haag has employed notable graduates of the University of Washington Landscape Architecture program including Grant Jones, Laurie Olin and Kenichi Nakano, each gifted designers with established international practices in landscape architecture and urban design.

The firm has received numerous awards for its design work over the years. Thirteen projects from 1964-1969 received American Institute of Architects awards, including a Merit Award from the Seattle Chapter for the design of the Seattle Battelle Memorial Institute campus. The firm later received the American Society of Landscape Architects President's Award of Excellence for the groundbreaking remediation effort in developing Seattle's Gas Works Park in the 1970s and again in 1986 for the 140-acre Bloedel Reserve on Bainbridge Island. As recipient of two such awards, the firm achieved an unprecedented ASLA honor.

Other noteworthy RHA projects include: the urban design of the Victor Steinbrueck Park in historic Pike Place Market, the Port of Everett, Jordan Marina Park (1972), U.S. Courthouse Plaza in Spokane, North Waterfront Park in Berkeley, California and landscape designs for the U.S. Embassy in Lisbon, Portugal and the Magnolia Library in Seattle.

Today, Haag retains his landscape architecture practice in Seattle. As Professor Emeritus at the University, Haag continues to foster the development of the profession he has long cultivated in the northwest.

[1] "Richard Haag," Seattle: University of Washington Office of Research, Date Unknown. http://ww.washington.edu/research/showcase/1958a.html (July 17, 2012)

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The features of the Landmark to be preserved include: the site and the exteriors of the buildings.

Issued: November 12, 2013

Karen Gordon
City Historic Preservation Officer

Cc: Greg Vik, 4000 Property LLC
Nathan Rimmer, 4000 Property LLC
George Thurtle, 4000 Property LLC
Rich Hill, McCullough Hill Leary, PS
Janice Sutter, Friends of Battelle / Talaris
Eugenia Woo, Historic Seattle
Meredith Wirsching, Chair, LPB
Diane Sugimura, DPD
Alan Oiye, DPD
Ken Mar, DPD