NPS Form 10-900 OMB No. 1024-0018

United States Department of the Interior
National Park Service

299

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form.* If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

RECEIVED 2280
APR 24 2014
NAT. REGISTER OF HISTORIC PLACES
NATIONAL PARK SERVICE

1. Name of Property
Historic name: McGregor House
Other names/site number:
Name of related multiple property listing:
Resources Designed by Bruce Goff in Oklahoma
(Enter "N/A" if property is not part of a multiple property listing

2. Location
Street & number: 1401 S. Quaker Avenue
City or town: Tulsa State: OK County: Tulsa
Not For Publication: ☐ Vicinity: ☐

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this _x_ nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property _x_ meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

___national ___statewide _x_local

Applicable National Register Criteria:

___A ___B _x_C ___D

April 23, 2014

Signature of certifying official/Title: **Date**

State or Federal agency/bureau or Tribal Government

In my opinion, the property ___ meets ___ does not meet the National Register criteria.

Signature of commenting official: **Date**

Title : **State or Federal agency/bureau or Tribal Government**

McGregor House
Name of Property

Tulsa, OK
County and State

Resources Designed by Bruce Goff in Oklahoma
Name of Multiple Property Listing

4. National Park Service Certification

I hereby certify that this property is:

✓ entered in the National Register

___ determined eligible for the National Register

___ determined not eligible for the National Register

___ removed from the National Register

___ other (explain:) _____

Signature of the Keeper

6-9-14
Date of Action

5. Classification

Ownership of Property

(Check as many boxes as apply.)

Private: [x]

Public – Local [ ]

Public – State [ ]

Public – Federal [ ]

Category of Property

(Check only **one** box.)

Building(s) [x]

District [ ]

Site [ ]

Structure [ ]

Object [ ]

Number of Resources within Property
(Do not include previously listed resources in the count)

Contributing	Noncontributing	
1	0	buildings
		sites
		structures
		objects
1	0	Total

Number of contributing resources previously listed in the National Register 0

6. Function or Use
Historic Functions
(Enter categories from instructions.)
DOMESTIC: single dwelling

Current Functions
(Enter categories from instructions.)
WORK IN PROGRESS

7. Description

Architectural Classification
(Enter categories from instructions.)
LATE 19th AND EARLY 20th CENTURY AMERICAN MOVEMENTS: Prairie School

Materials: (enter categories from instructions.)
Principal exterior materials of the property: Foundation: Brick
Walls: Stucco
Roof: Asphalt
Other: Concrete and Terrazzo

Narrative Description
(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with **a summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Paragraph

Built c.1920, the McGregor House at 1401 S. Quaker Avenue is a 1-1/2 story Prairie-style home distinguished by its massing and fenestration. A series of wide boxed eaves, parapets, and low-pitched roofs create a tiered roofline that is pierced by two brick chimneys. A partial second story is set back toward the rear of the house contributing to the home's layered form. The house is characterized by its stucco exterior and a one-story full-width front porch that features massive piers framing varied arched openings. Fenestration includes six varying styles of double-hung and casement windows corresponding to the interior configuration and uses. Extant original interior features include a fireplace and built-in bookcases on the north wall of the living room, some kitchen cabinets, and the wood staircase to the upper floor. Original finishes include plaster walls, wood, ceramic tile, and terrazzo floors, and simple wood baseboards.

Narrative Description

Context and Site

Situated ten blocks southeast of downtown Tulsa, the McGregor House is located in the northern part of the Tulsa's Midtown area. The house is positioned on the southeast corner of 14th Street and South Quaker Avenue. 14th Street is today an east-bound, one-way road paralleling the Broken Arrow Expressway. Quaker Avenue is a two-way street running north and south.

The site at 1401 S. Quaker Avenue measures 50' wide by 135' deep. The house has a rectangular footprint set back from 14th Street on the north and Quaker Avenue on the west, creating small front and side lawns with public sidewalks along their perimeter. A non-original concrete driveway on the south is shared with the adjacent residence at No. 1405 and is accessed from Quaker Avenue. A paved alley borders the east side framing a small rear lawn behind the home.

The site is sloped from Quaker Avenue on the west and 14th Street on the north, up to the foundation of the house. A wide concrete walk with two tiers of steps extends from the west perimeter sidewalk to the center bay of the front porch with access to the front door of the home. These front steps are framed by tiered brick bulkheads with stucco finish and concrete/limestone caps.

Exterior

The massing of the home is a distinguishing characteristic. The main body is one story, characterized by a full-width front porch and wide eave overhangs, with a second-floor penthouse at the rear/east end. The roofline is defined by a series of box eaves and parapets giving the overall form a tiered effect with a strong horizontal emphasis.

The porches, main house, and second-floor penthouse each have flat/tapered roofs with wide eaves and parapets creating a series of horizontal bands. The original roofs were composition with soldered tin at the eaves. Parapets and soffits are stucco with metal caps and fascia. A recent replacement roof matches the original in materials and profile.

The second-story penthouse is located near the rear/east end of the house, set back from each side of the first floor. Measuring approximately one-third the size of the first floor, the penthouse has a notch at the southwest corner where a casement "door" is located for accessing the roof. The penthouse roof, with wide overhanging eaves, follows the line of the cutout at this corner adding further articulation to the roofline.

The building form and roofline are distinguished by a semi-free-standing chimney at the northeast corner of the home. Providing exhaust for basement and kitchen uses, this chimney bisects the penthouse roof, but is free-standing along the second floor. A second chimney is provided for fireplace exhaust, and is located on the north wall of the living room just west of the

northeast corner of the house. This chimney is one-story, wide along the body of the first floor curving to a narrower width before penetrating the roofline. Both chimneys are brick with a stucco finish.

Galvanized scuppers with downspouts are located: on the north and south ends of the front porch where it intersects with the house; on the back of the house at the southeast corner of the first and second stories; and on the north facade, just west of the back porch.

The final variation on the home's rectangular massing is a small one-story rectangular ice house projecting from the center of the east/rear facade. A flat roof and wide eave, matching the house, extend from the ice house to the northeast corner, covering a rear porch that provides exterior access to the kitchen. The porch is generally open with a square column at the northwest corner. The ice house and rear porch were reconstructed in 2013.

Exterior walls of the home are rough-textured stucco over substrates of brick (foundation) and wood (walls). The water table is a simple projecting band between the foundation and ground floor around the perimeter of the house. Window and door lintels are hidden; window sills are squared with a stucco finish matching the walls.

The one-story front porch spans the full width of the home and is uniquely detailed with a series of flat and triangular arched bays framed by massive rectangular piers. The porch is three bays wide and one bay deep with an arched opening defining each bay. The north and south ends of the porch have a triangular arched opening. The front center bay is a wide triangular arch flanked by flat or near-flat arches in the end bays. From the interior of the porch, the arches across the west facade form an integral arch that spans the width of the porch. The piers are notched, forming shelves at the interior corners of the porch.

At the front porch, a terrazzo floor slab rests upon the stucco foundation creating a horizontal band at the floor plane; the porch piers rest upon the terrazzo slab. Matching the exterior walls of the home, the porch foundation, piers, frieze and ceiling are stucco. The frieze has simple paneled detailing below the eave.

Aligning with the porch bays, the front/west facade of the home is also three bays in width with large 16/1 double-hung cottage-style windows flanking the center door. The front door is period replacement. The original brass mail slot is in place on the west facade, south of the front door.

The side/south facade of the home is four bays in width with windows in each bay corresponding to the interior rooms. The windows in each bay vary in size and style. From the west: the living room window is a single double-hung unit with 12/1 sash; a pair of double-hung windows in the west bedroom has 9/1 sashes; and the east bedroom has paired double-hung windows with a 7/1

sash (the upper sash being a 3/1/3 configuration), which is also the sash pattern of the small single bathroom window positioned in between the east and west bedrooms.

The rear/east facade is comprised of three bays on the first floor with the projecting ice house being the center bay. The south bay is the west bedroom with paired 7/1 double-hung wood windows as described in the preceding paragraph. A stairwell along the south side of the ice house provides exterior access to the basement. The porch-side of the ice house features an original wood hatch door (for ice delivery). The north bay is comprised of the projecting rear porch at the kitchen with a small 3/1 double-hung window north of the rear kitchen door.

Not counting the front and rear porches, the side/north facade is comprised of four bays. There are three variations in window styles reflecting the three interior rooms that span the length of the home. From the west: single casement windows with multiple diamond-shaped lights flank the chimney in the center of the living room; a set of three 7/1 double-hung wood windows correspond to the dining room; a single 7/1 double-hung window is located opposite the basement stair; and, paired 6/6 double-hung windows correspond to the kitchen.

The second-floor penthouse is comprised of two bedrooms that originally featured paired Prairie-style casement windows with nine perimeter lights. A matching Prairie-style "door" provides roof access at the southwest corner of the floor. The second-floor windows were first replaced c.1980s; the existing replacement wood windows were installed in 2013.

Single and paired 6/1 double-hung and horizontal single-light basement windows are in place on the north and east facades. There are rectangular foundation vents on the north and south facades corresponding to the crawlspace beneath the house.

With the exception of the replacement second-floor windows, the house retains its historic wood windows in varying styles.

Interior

With the exception of the rear-projecting ice house and rear porch, the plan configuration of the house is rectangular, oriented on the long axis, generally two rooms wide by three rooms deep.

The living room spans the full width of the front of the house overlooking the front porch on the west and having a fireplace in the center of the north wall. A pair of 1/1 paneled wood doors provide entry to the dining room on the east wall. A short passage along the north wall between the dining room and kitchen provides access to the basement stairway. The main stair, to the upper floor, is located in the kitchen. At the rear of the home, the kitchen has exterior access through the back porch and interior access to the ice house. The southeast portion of the house is composed of two bedrooms with a shared, full-bath in between. The east bedroom is accessed from the kitchen; the west bedroom is accessed through a set of double doors from the dining

room. The first-floor bedrooms each have original closets; the east bedroom having two, and the west bedroom one. The upper floor is comprised of two bedrooms with no closets, serviced by a small half-bath located near the southwest corner, south of the stair landing.

A partial basement is located below the east third of the house, accessed by an exterior stairwell on the rear of the home, and an interior stair located between the kitchen and dining room. Used for mechanical equipment and storage, the basement is unfinished space with a concrete floor, exposed brick walls, and exposed structure at the ceiling.

The modest home is distinguished by its simplicity. Circulation is achieved from one room to another with no primary circulation paths via foyers or hallways. Rooms are defined by variations in window styles. The home lacks applied ornament and is characterized by clean lines and detailing typical of the Prairie Style.

Extant historic finishes include plaster walls and wood floors in most locations. The kitchen has 12” black and white checkerboard vinyl tile. Investigation revealed original dark green burlap linoleum beneath the modern sub-floor. The first-floor bathroom retains its original white hexagonal floor tile with black tile accents and original black granite molding. Original wood doors, generally 1/1, are extant throughout. Wood baseboards and door and window casings are in place but may not be original. Throughout the home, interior trim has a simple profile and retains a stained and varnished finish.

Extant original features include a large fireplace on the north wall of the living room. The fireplace is contrasting smooth-faced brick and rock-faced block with a painted faux-tile finish and a simple glazed tile hearth. Built-in bookcases with eight-light glass doors flank the fireplace with multi-diamond light windows above.

Two cabinets are in place in the kitchen that appear to be original to the home’s construction. A base cabinet is located beneath the paired windows on the north wall and houses a sink. A second cabinet is located on the west wall of the kitchen at the base of the stairway. A wall cabinet is in place above the west cabinet but the doors are missing. The kitchen cabinets are wood with flush-panel drawers and a simple framed recessed- panel door, all with a stained and varnished finish. Some plywood replacement components have formerly been installed.

The interior stairwell is intact with wood stairs and plaster walls. On the second floor, a railing with a square newel post and simple square balusters spans the east side of the upper landing. A wood wall rail is in place on the outer wall of the stairway and continues as a chair rail throughout the second floor.

Lighting and plumbing fixtures are primarily former replacements. An enameled-cast iron bathtub is in place in the first-floor bathroom; the second-floor half-bath has replacement fixtures and finishes.

Integrity

The McGregor House maintains a high degree of architectural and historic integrity, with no evident alterations to the plan configuration and the majority of original features extant. The primary interior modifications are: c.1960s re-casing of window and door frames; installation of skeleton wood paneling in the living room in the 1980s; and installation of sheetrock ceilings with a textured "popcorn" finish throughout.

A failed roof and lack of general maintenance resulted in some damage to the home and presented the need for immediate repairs. There was significant damage at exterior stucco on the eaves and parapets, extensive plaster deterioration on walls at the rear of the first floor (east bedroom, kitchen and ice-house), and water and moisture damage at ceilings throughout. However, the house was in reparable condition with the majority of historic features intact. Repairs were conducted in 2013 and the house will be converted to small office use.

The McGregor House is a remarkably-intact example of a Prairie-style home designed by a teenage Bruce Goff and constructed c.1920 at 1401 S. Quaker Avenue.

8. Statement of Significance

Applicable National Register Criteria
(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- [ ] A. Property is associated with events that have made a significant contribution to the broad patterns of our history.
- [ ] B. Property is associated with the lives of persons significant in our past.
- [x] 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 or history.

Criteria Considerations
(Mark “x” in all the boxes that apply.)

- [ ] A. Owned by a religious institution or used for religious purposes
- [ ] B. Removed from its original location
- [ ] C. A birthplace or grave
- [ ] D. A cemetery
- [ ] E. A reconstructed building, object, or structure
- [ ] F. A commemorative property
- [ ] G. Less than 50 years old or achieving significance within the past 50 years

Areas of Significance
(Enter categories from instructions.)
ARCHITECTURE

Period of Significance
1920

Significant Dates
1920

Significant Person
(Complete only if Criterion B is marked above.)

Cultural Affiliation

Architect/Builder
Bruce A. Goff, Architect

Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

The McGregor House at 1401 S. Quaker Avenue in Tulsa is nominated to the National Register of Historic Places under the Multiple Property Submission, *Resources Designed by Bruce Goff in Oklahoma* as a representative of the *Pre-World War II Buildings (1915-1933)* property type. The house is significant under Criterion C – Architecture – as an intact example of architect Bruce Goff's early residential designs during his formative years in Tulsa. Designed when Goff was a teenager, the Tulsa residences reflect a synthesis of styles that Goff explored in his early years. These early residences differ in style from his later works for which he is best known. The McGregor House is an excellent example of a Prairie-Style home, distinguished by its tiered roof with wide box eaves, second-floor penthouse, full-width front porch, and prairie-style fenestration including six varying styles of windows. The residence is locally significant; the period of significance is the home's date of construction, c.1920.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

Neighborhood Context

Incorporated in 1898, Tulsa had a population of 1,390 residents in 1900. Following the discovery of oil at Red Fork in 1901 and at Glen Pool in 1905, Tulsa transitioned from a cow town to an oil capital. Numerous oil companies located in Tulsa following the Glen Pool strike and by the second surge of oil discoveries between 1915 and 1930, the city was well-established as the "Oil Capital of the Nation."[1] Tulsa's population rose to 18,182 by 1910, 72,075 by 1920, and 141,258 by 1930.[2] Tulsa's economy was only slightly affected by the First World War, and the 1920s were a period of extensive growth. Tulsa's residential development continued in all directions.[3]

The McGregor House, in the 1400 block of S. Quaker Avenue, lies just outside the North Maple Ridge and Swan Lake historic neighborhoods. The house is located on the southeast corner of 14th Street and Quaker Avenue in a mixed-use neighborhood one block north of 15th Street and one block west of Peoria Avenue – both major thoroughfares that form the northern and eastern boundaries respectively, for the aforementioned historic neighborhoods.

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[1] Tulsa Preservation Commission, Tulsa History accessed online at http://www.tulsapreservationcommission.org/history/ 10 September, 2013.
[2] Debo, *Tulsa: from Creek Town to Oil Capital* (Norman, OK: University of Oklahoma Press, 1943) 84, 87.
[3] Tulsa Preservation Commission, Tulsa History accessed online at http://www.tulsapreservationcommission.org/history/ 10 September, 2013.

North Maple Ridge was the earliest-built section of the Maple Ridge National Register Historic District. The subdivision was developed for large and exclusive homes designed to attract oilmen who could no longer easily buy lots north and west of town – the city's earlier residential development. With construction beginning in 1912, North Maple Ridge is distinguished by its two-story brick and clapboard mansions.[4]

Swan Lake is a man-made body of water in the southeastern portion of the National Register-listed historic district of the same name, around which two-story houses were built from 1919 into the 1930s. The Swan Lake neighborhood spans northward to 15th Street incorporating the commercial area along 15th Street (now known as Cherry Street). The residential neighborhood contains bungalows, two-story houses, four- and six-plexes of stone, clapboard and stucco.[5] Although the structures in the residential blocks north of 15th Street are physically removed from the historic neighborhood to the south by the commercial development along 15th Street, they are of similar vintage and scale.

The 1400 blocks of S. Quaker Avenue and adjacent parallel avenues are isolated from the residential blocks to the north by the Broken Arrow Expressway. The expressway runs parallel to 14th Street on the north, recessed approximately 20 feet below the grade of 14th Street. Originally built in the late 1920s and early 1930s, State Highway 51 spans the state of Oklahoma east to west, from Arkansas to Texas. A section of SH 51, the expressway was built in the 1960s and named the Broken Arrow Expressway in 1999. Running northwest to southeast through Tulsa, the freeway is a major physical barrier that separates the 1400 block of Quaker Avenue from the residential neighborhoods north of the freeway.

There were no houses in the 1400 block of S. Quaker Avenue in 1915 but the McGregor House, along with adjacent historic homes, were all in place by 1923.[6] During the period in which most of these homes were constructed, the 1920s, neighborhood landmarks included: the Lincoln Public School located at the corner of 16th and Quaker, St. Paul's M.E. Church at the corner of 15th and Quaker, and the adjacent commercial blocks on 15th Street. By 1923, two duplexes were extant on the west side of the 1400 block of S. Quaker Avenue and the east side of the block was fully developed with ten single-family dwellings, all one- and two- story homes of modest size and scale. Later, a complex of four post-World War II apartment buildings was constructed on the west side of Quaker Avenue and remains today.

In the past thirty years, the development of the Cherry Street commercial area as an arts and entertainment district has attracted new construction in the residential areas around the 1400

[4] Tulsa Preservation Commission – Maple Ridge Historic District accessed online at http://www.tulsapreservationcommission.org/nationalregister/districts/mapleridge/ 10 September, 2013.
[5] Tulsa Preservation Commission – Swan Lake Historic District, accessed online at http://www.tulsapreservationcommission.org/nationalregister/districts/swanlake/ 10 September, 2013.
[6] 1915 and 1923 Sanborn Fire Insurance Maps.

block of S. Quaker Avenue. This development has resulted in loss of numerous historic resources and context through neighborhood teardowns and an increase in residential density. Only five of the homes constructed in the 1920s remain in the 1400 block of S. Quaker Avenue.

The McGregor House

The McGregor House, at 1401 S. Quaker, was constructed c.1920, and first occupied in 1921.[7] The home is located on Lot 24, Block 7 of the Bellview Addition (formerly known as "Tulsa Heights") at the southeast corner of S. Quaker Avenue and 14th Street. At the time when the house was constructed, the property was owned by Wallace and Della McGregor. Early in its life, the McGregor House fell victim to rapid development and tough economic times with two foreclosures in the 12 years following its c.1920 construction. However, following the Great Depression, its ownership stabilized and the house served as home to two families for the next 70 years. A summary of the home's ownership is provided under supplemental research at the end of this document.

An Early Work of Architect, Bruce A. Goff

Bruce Alonzo Goff (1904 – 1982) is an internationally-acclaimed architect, who spent his formative years in Tulsa. Goff is best-known for his individualism often referred to as "organic architecture" largely developed after his departure from Tulsa. Goff's legacy, including his contribution to Tulsa's architectural heritage, is firmly established. However, his work as a teenager in Tulsa, particularly his residential designs from that period, have not been as widely recognized and extensively studied. The McGregor House falls into this group of Goff's earliest residential projects.

Bruce Goff was clearly a prodigy. Nearly every article and book ever written about Goff relates the story of how, in 1916, Corliss Goff, upon seeing his son's art and design work, brought him to Rush, Endacott & Rush -- "the best architectural firm" in Tulsa -- and asked the elder Rush to make an architect of his son. Bruce Goff was twelve years old.

The creative and talented youngster was embraced by Endacott and the Rushes, and was given the freedom and responsibility to begin designing buildings shortly after his arrival at the firm. Within two years, one of Goff's designs ("Limestone House") was published[8] and by year three, one of Goff's projects - the B.L. Graves House near Los Angeles - was under construction.[9]

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[7] Assessor files record the date of construction at 1918, a date repeated in the Friends of Kebyar *Bruce Goff Oklahoma Guide*. However, the first residential listing for this address is found in the 1921 Tulsa City Directory. The lot was vacant on the 1915 Sanborn Fire Insurance Map and the existing home was in place on the 1923 map. Abstract Research records the first mortgage on the property in March 1921, supporting the c. 1920 date of construction. Further supporting a c. 1920 construction date are recovered local newspaper fragments used as insulation inside the walls of the ice house. These fragments bore dates from January of 1921.

[8] *Stone Magazine*, 39(September 1918) 415.

[9] David G. DeLong, Bruce Goff-Toward Absolute Architecture (New York: Architectural History Foundation, 1988) 3. [Note – Images of these early designs are included under "Additional Documentation" at the end of the nomination.]

Although it almost defies belief, the fact that Bruce Goff, by the age of 16, had designed numerous buildings in neighborhoods and commercial areas throughout Tulsa is well documented by credible sources. The house at 1732 S. Yorktown Avenue – a one-story frame house with unique wood siding and a full-width front porch - has been identified as the first home designed by Goff, to be constructed in Tulsa.[10] Additionally, Tulsa physician Dr. Lorenzo Latham is said to have "commissioned a young native Tulsan and Central High School student by the name of Bruce Goff to design his dream home in 1919" [11] – Goff would have been 15 years old.

By 1920 Bruce Goff had several projects he had designed actually constructed in Tulsa: [12]

H.L. McClure Store alterations (DeLong 19.02 – built 1919)
Yorktown Street House (DeLong 19.03 – built 1919)
Lorton Building alterations (DeLong 20.01 built 1920)
McClure House (DeLong 20.02, built 1920)

Goff went to work full-time for Rush, Endacott & Rush in 1922 when he graduated from Central High School having decided to continue his training through architectural practice rather than higher education.[13]

By 1925 Goff's local commissions included a number of projects that <u>were not constructed</u> including: [14]

C.A. Goff Garden (DeLong 21.01)
McClure Garden and Garage (DeLong 21.02)
Tulsa Police Station at Fourth and Elgin (DeLong 21.03)
Baughman Bungalow (DeLong 22.01)
Chamber of Commerce Building (DeLong 22.02)
Rush, Endacott & Rush Bungalow (DeLong 22.03)
G.Way House – first of two designs (DeLong 22.06)

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[10] <u>Toward Absolute Architecture</u> 336.
[11] John Brooks Walton, <u>One Hundred Historic Tulsa Homes</u>, (Tulsa, OK: HCE Publications, 2000).
[12] <u>Toward Absolute Architecture</u> 336-337 and the Goff Archives at The Art Institute of Chicago © Ernest R. Graham Study Center for Architectural Drawings, Department of Architecture accessed online at http://www.artic.edu/research/bruce-goff-archive October 1, 2013.
Note – This listing of Goff's works was developed by David G. DeLong. In 1977, David G. DeLong wrote his doctoral thesis at Columbia University on "The Architecture of Bruce Goff: Buildings and Projects, 1916-1974". Since that time, DeLong has authored several books on the architect and become a noted Goff-scholar. In 1983, DeLong cataloged Goff's works based largely on the Goff archives and holdings at The Art Institute of Chicago. The Chicago Art Institute continues to use DeLong's index/project numbering system. The index includes numerous Tulsa projects dating from 1918 to 1934 but does not include many of the early Tulsa homes for which no drawings have been found.]
[13] Goff reportedly chose to forego college even though a local client offered to pay his educational expenses. The decision was reportedly based in large part, on advice from Frank Lloyd Wright and Louis Sullivan (*Toward Absolute Architecture, 313).*
[14] <u>Toward Absolute Architecture</u> 337-338 and the Bruce Goff Collection at The Art Institute of Chicago © Ernest R. Graham Study Center for Architectural Drawings, Department of Architecture accessed online at http://www.artic.edu/research/bruce-goff-archive October 1, 2013.

Atlas Life Insurance Building (DeLong 23.02)
Mae Allyn Christie Studio (DeLong 24.01)
Oklahoma National Bank (DeLong 24.03)
Philtower Building (DeLong 24.04)
Recital Hall (DeLong 24.05)
L.L. Holmes House (DeLong 25.03)
Medical Arts Building (DeLong 25.04), and an Unidentified House (DeLong 25.06).

Early to mid-1920s Goff commissions that were constructed in Tulsa include:[15]
Security National Bank Alterations (DeLong 22.04-built 1922)
Stucco and Tile House (DeLong 22.05 – built 1922)
G.Way House – second design (DeLong 22.07 – built 1922)
Adah Robinson Studio (DeLong 23.02-built 1923)
First National Bank Director's Dining Room (DeLong 24.02 – built 1924)
Consolidated Cut Stone Company Building at 1325 E. 5th Street (DeLong 25.01-built 1925), and the Fred Hansen House (DeLong 25.02-built 1925).

Three of Goff's best-known buildings in Tulsa were constructed in the mid- to late-1920s: the 11-story Tulsa Building and Club (DeLong 25.05-built 1925), the nationally-recognized Art Deco landmark, Boston Avenue Methodist-Episcopal Church (DeLong 26.01-built 1926), and Riverside Studio, a notable International-style music studio (DeLong 28.13-built 1928).

In the past decade, a number of additional c.1920 Tulsa homes have been officially attributed to Goff. In June 2004, Friends of Kebyar[16] gathered in Oklahoma for a celebration of the Bruce Goff Centennial, featuring a tour of the architecture of Bruce Goff, among others. "A delightful surprise was the discovery of a number of early homes design by Bruce Goff in Tulsa." The primary source for these newly identified resources was Thomas Thixton, a University of Oklahoma School of Architecture graduate and former student of Bruce Goff who has lived in the Adah Robinson Studio in Tulsa since the 1970s. Mr. Thixton took Bruce Goff on a driving tour of Tulsa in 1950, at which time Goff identified a number of homes he had designed.[17] The McGregor House is one of the homes claimed by Goff during the tour with Thomas Thixton.[18] Following the Goff Centennial in 2004, Friends of Kebyar published *The Bruce Goff Oklahoma Guide*, the first official source to identify a number of additional Tulsa homes designed by Bruce Goff in the late 1910s and early 1920s. The significance of the Thixton tour and resulting publication is the insight provided by the formal identification of this new group of Goff's early

[15] Toward Absolute Architecture 337-338 and the Bruce Goff Collection at The Art Institute of Chicago © Ernest R. Graham Study Center for Architectural Drawings, Department of Architecture accessed online at http://www.artic.edu/research/bruce-goff-archive October 1, 2013.
[16] Friends of Kebyar is a self-described "international network of architects, artists, and others willing to explore creative and adventurous horizons" – an effort that has included exploration and documentation of the works of architect, Bruce Goff (from Friends of Kebyar website accessed online at http://www.kebyar.com/ September 11, 2013).
[17] Friends of Kebyar, Bruce Goff Oklahoma Guide 22.1(2005-2006) 2-3.
[18] Affidavit by Thomas Thixton provided in "Additional Documentation" at the end of the nomination.

residential designs. These homes were clearly among Goff's earliest works to be constructed[19] and bear little physical relationship to the individualistic, organic designs for which he is best known.

Referring to Goff's later "organic" designs, a 1958 publication states, "no two of his designs are even remotely similar. Actually and significantly, they are as different as people."[20] By contrast, the early Tulsa homes bear a striking resemblance to each other.

Two of the homes: The Elliott House at 312 E. 19th Street (1917) and The House at 320 E. 19th Street (1921) are two-story brick structures that are symmetrical in composition and embody Classical references including an entablature at the formal central entrances. Both homes are distinguished by low hipped roofs with wide eaves and resemble early homes designed by Frank Lloyd Wright.

Four other homes: 1728 S. Madison (1919), 1712 S. Madison (c.1925), 1639 S. Carson Avenue (1919), and the McGregor House at 1401 S. Quaker Avenue (1918[21]) are all modified Prairie-style homes that share a number of common characteristics including tiered hipped or flat roofs, wide eaves, stucco walls and porches with terrazzo floors and massive rectangular piers. These early homes all embody unique features but clearly reflect stylistic influences of the period - specifically the Prairie Style, an architectural style centered in Chicago c.1900-1920s. The most notable practitioners of the style were Frank Lloyd Wright and his followers. The style consciously rejected historically references and based the form of houses on the rolling prairies of the Midwest. Prairie-style homes are characterized by low-pitched hipped roofs with wide eaves, casement ribbon windows, and spaces that flowed into one another at right angles.[22]

The design of these early Tulsa homes reflects Goff's formative years when he was clearly experimenting with designs, materials, and individual expressionism. The plan configurations resemble a typical bungalow far more than they resemble Goff's later residential plans which were often organized around a central feature such as a fireplace or unique free-form floor plans. In addition to Goff's own aesthetic, Goff's employer – the partners at Rush, Endacott & Rush, his client's tastes and popular architectural and stylistic trends, all likely influenced Goff's designs during these formative years.

Summary

[19] The *Goff Oklahoma Guide* appears to use the date of construction reported by the Tulsa County Assessor's records which are estimates - the original source of the Assessor's dates is unknown. Regardless, all of the homes were constructed between 1918 and 1925.
[20] Al Dewlen, "Architecture's Unpredictable Artist," Cornet 43(March 1958) 40.
[21] As previously noted, the Tulsa County Assessor's Office records the date of construction of the house at 1401 S. Quaker Avenue at 1918 but further research suggests a c.1920 date of construction. The 1918 date of construction is repeated in the Friends of Kebyar *Bruce Goff Oklahoma Guide.*
[22] Ward Bucher ed. Dictionary of Building Preservation (New York: John Wiley & Sons, 1996) 354.

The National Register of Historic Places Multiple Property Submission – *Resources Designed by Bruce Goff in Oklahoma* includes the historic context – "A Life in Architecture" with a chapter titled "The Formative Years (1904-1938)".[23] This chapter summarizes Goff's early years in Tulsa, including his influences and inspirations, as well as his works in Tulsa. The McGregor House at 1401 S. Quaker Avenue in Tulsa fits within this historic context and meets the registration requirements set forth in the Multiple Property Submission.

Constructed c.1920, the McGregor House is an excellent example of a Prairie-style home distinguished by its tiered roof, wide boxed eaves, second-story penthouse, a full-width front porch with massive piers framing arched openings, and varying Prairie-style windows as the home's primary fenestration. The home is remarkably intact retaining a majority of primary exterior and interior character-defining features. The McGregor House is nominated to the National Register of Historic Places as a representative of Goff's *Pre-World War II Buildings (1915-1933)* significant under Criterion C as an early example of the work of master architect, Bruce Goff and as a useful source for interpreting the development of the architect during the formative years of his apprenticeship and early practice in Tulsa.

[23] Professor Arn Henderson, *Resources Designed by Bruce Goff in* Oklahoma National Register Multiple Property Submission, 1999.

9. Major Bibliographical References

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Tulsa County Assessor. Records for property located at 1401 S. Quaker Avenue. Accessed online at http://www.assesor.tulsacounty.org/assessor-property.php 12 June, 2013.

Tulsa Preservation Commission website accessed online at http://www.tulsapreservationcommission.org/ 10 September, 2013.
Walton, John Brooks. One Hundred Historic Tulsa Homes. Tulsa, OK: HCE Publications, 2000.
Welch, Philip B. Goff on Goff. Norman, OK: University of Oklahoma Press, 1996.

Previous documentation on file (NPS):

____ preliminary determination of individual listing (36 CFR 67) has been requested
____ previously listed in the National Register
____previously determined eligible by the National Register
____designated a National Historic Landmark
____ recorded by Historic American Buildings Survey #_____
____recorded by Historic American Engineering Record # _____
____ recorded by Historic American Landscape Survey # _____

Primary location of additional data:

_x___ State Historic Preservation Office
____ Other State agency
____ Federal agency
____ Local government
____ University
____ Other
Name of repository: _____

Historic Resources Survey Number (if assigned): _____

10. Geographical Data

Acreage of Property less than one

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates
Datum if other than WGS84:_____
(enter coordinates to 6 decimal places)

1. Latitude: 36.142293 Longitude: -95.974246

Verbal Boundary Description (Describe the boundaries of the property.)
Section 07; Township 19, Range 13. Lot 24, Block 7, Belleview Addition, City of Tulsa, Oklahoma.

Boundary Justification (Explain why the boundaries were selected.)
Boundary reflects legal description of parcel/lot on which the house is located and which is historically associated with nominated resource.

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11. Form Prepared By

name/title: Brenda R. Spencer
organization: Spencer Preservation
street & number: 10150 Onaga Road
city or town: Wamego state: KS zip code: 66547
e-mail: Brenda@spencerpreservation.com
telephone: 785-456-9857
date: 17 September, 2013

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location.

- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.

- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

Photographs
Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Photo Log

Name of Property: McGregor House
City or Vicinity: Tulsa
County: Tulsa State: OK
Photographer: Brenda R. Spencer
Date Photographed: 31 July, 2013

Description of Photograph(s) and number, include description of view indicating direction of camera:

#	Direction	Description
1	SE	View of home from intersection of 14th Street and S. Quaker Avenue
2	S	North facade
3	S	Detail of diamond-light casement windows flanking fireplace north facade (living room)
4	W	Rear/east facade with center ice house and rear porch on north (right)
5	NW	East/rear and south facades
6	NE	Overview of massing and roof form with recessed second floor; south and west/front facades
7	E	Front facade with full-width front porch accessed by framed, tiered steps
8	NE	Detail of terrazzo porch floor with pillar above and foundation below
9	NW	Interior view of front porch with integral arched openings, built-in ledge at corner pillars, and terrazzo floor
10	N	Living Room with built-in bookcases flanking fireplace on north wall; non-historic wall paneling
11	N	Dining Room with triple set of windows on north wall
12	NW	Original floor tile in first-floor bathroom
13	SE	Bedroom in southeast corner of first floor
14	W	Stairway to second floor with original cabinet below, on west wall of kitchen
15	N	Main stairway from 2nd floor (Photo #15 was taken 25 June, 2013 by Mark Sanders)
16	SE	Bedroom in southeast corner of second floor

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 100 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management. U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.

McGregor House, 1401 S. Quaker Avenue, Tulsa, Tulsa County, Oklahoma

Goggle Earth. © Google Maps 2013; downloaded online at googlemaps.com 16 September, 2013

Additional Documentation – Other

A. The following images were scanned from books at the Tulsa City-County Library – special thanks to Sheri Perkins.

Figure 1 (left) – Bruce Goff in Tulsa c.1925 (David G. DeLong, The Architecture of Bruce Goff 1904-1982, pg.16)

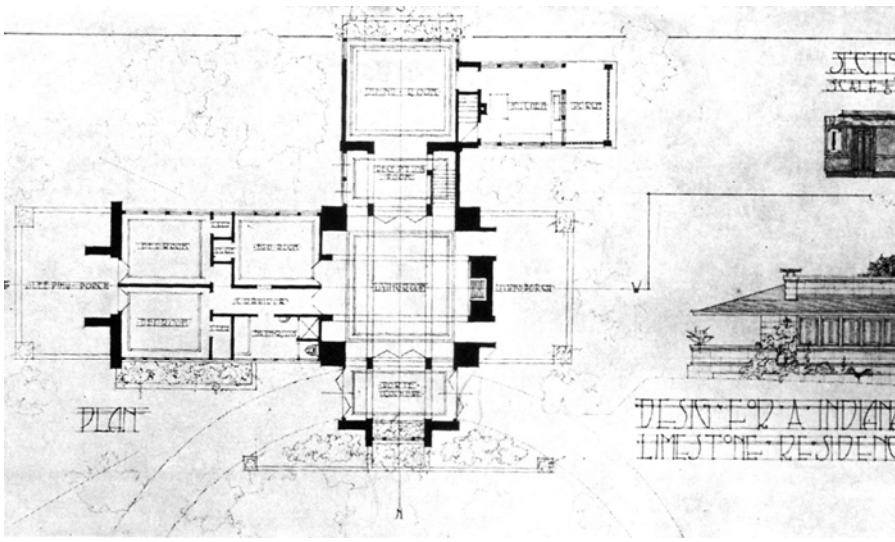

Figure 2 (below) – Goff Design (at age 14) for "Limestone House" published in Stone Magazine in 1918 (David G. DeLong, Bruce Goff Toward Absolute Architecture, pg.6)

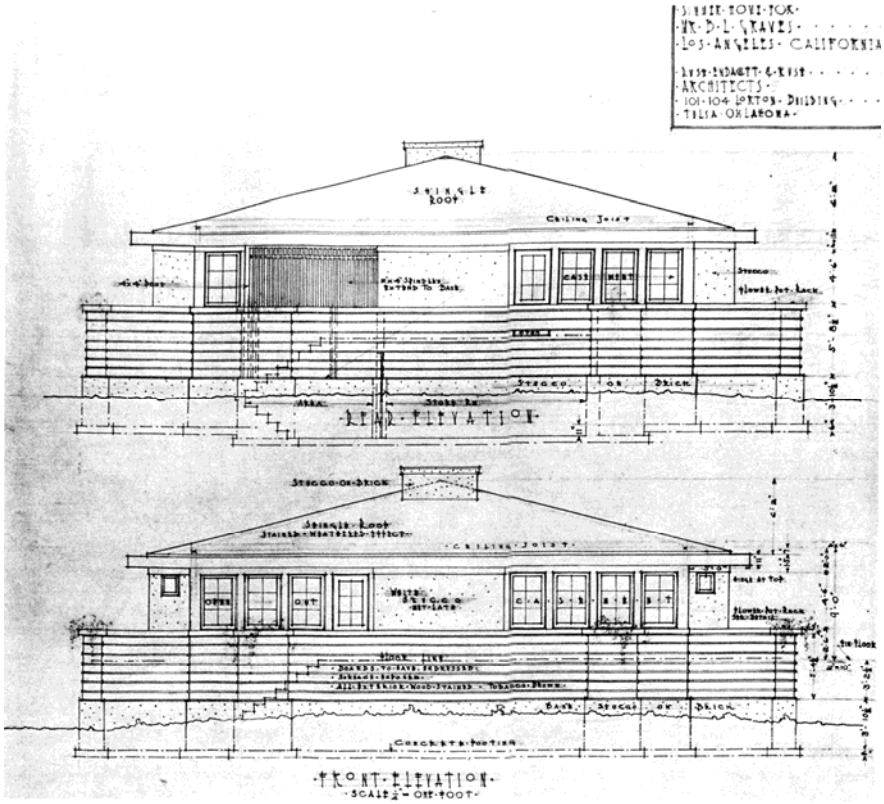

Figure 3 – B.L. Graves Summer House near Los Angeles - First Goff Design to be constructed in 1919 (David G. DeLong, Bruce Goff Toward Absolute Architecture, pg.10)

B. A sampling of the c.1920 Tulsa Homes formally attributed to Goff at the 2004 Friends of Kebyar Bruce Goff Centennial Tour.

Figure 4-
Upper Left – 320 E. 19th Street
Upper Right-1712 S.Madison Avenue
Lowe Left- 1728 S. Madison Avenue
Lower Right- The McGregor House at 1401 S. Quaker Avenue
(Photos by Spencer & Sanders 2013)

C. Declaration by Thomas Thixton that Architect Bruce Goff claimed the 1401 S. Quaker Avenue House to be one of his designs during a tour with Thixton in the late 1950s.

Declaration of Thomas Thixton

I, Thomas Thixton, state that during the Summer of 1950, I met architect Bruce A. Goff, in Tulsa, Oklahoma, and at that time took a driving tour of the city with him.

During the tour Mr. Goff identified several properties that he had designed during his years in Tulsa. He confirmed specifically that the house located at the corner of 14th and South Quaker (1401 S. Quaker), a picture of which is attached hereto, was a structure designed by him.

Dated: 5/28/13 Thomas C Thixton architect
Thomas Thixton

Witness: S. L. Park

Quaker Avenue House, 2004 (NB)

Additional Documentation

Supplemental Research – Ownership of the McGregor House

A history of the ownership of the McGregor House at 1401 S. Quaker Avenue, Tulsa, Tulsa County Oklahoma is summarized below.[24]

The subject property was originally a part of the Perryman family Indian allotment. An abstract deed was issued December 1905 when Charles W. Grimes, who created the Bellview Addition, purchased Lot 2 in Section 7, Township 19N, Range 13E in the City of Tulsa (a large area encompassing the current parcel) from Clarissa (Perryman) Bell and her husband, Jack Bell.

Lots 23 & 24 in Block 7 of Bellview Addition were purchased by Mary P. Davis later in December 1905, along with Lots 4 & 5 in Block 5, for the price of $460. Lots 23 & 24 changed hands three more times prior to being purchased by real estate agent, Ola S. Steinhilber in March 1920 at a cost of $5,000.[25] Steinhilber sold the two lots to Luella C. Roberts in April 1920 for the price of $3,000; shortly thereafter Roberts sold the lots to Della Mae McGregor.

The McGregors took out the first recorded mortgage on the property, from Local Building & Loan Associates of Oklahoma in March 1921. This mortgage applied to Lots 23 & 24. A later mortgage $5,500 from the National Building & Loan Association of Pawhuska in October 1922 was for Lot 24 alone - the location of the McGregor House. W.M. and Della McGregor resided at 1401 S. Quaker Avenue from approximately 1921 – 1924 according to the Tulsa City Directories. Wallace M. McGregor was a contractor and it is possible that he built or helped to build the Quaker Avenue house but no record was found to document this supposition.

Wallace Malcolm McGregor and Della McGregor

Wallace Malcolm McGregor was born in Minnesota on September 8, 1877. In 1917, McGregor, who was described as a tall man of medium build with black hair and brown eyes, was working as a "Carpenter Forman" for Henry Azendorf.[26] Primary document research indicates that Malcolm and his wife Della moved often. In 1917, McGregor was living at 507 S. Xanthus Avenue in Tulsa.[27] The family was living at 1438 E. 1st in 1919.[28] By 1920, the family had moved to 571 Peoria Street.[29] They had moved to 1401 S. Quaker by 1921.[30] It is possible that the family was living in homes that McGregor worked on.

[24] Mark D.G. Sanders, Esq., Abstract Research.
[25] The 1920 Tulsa City Directory lists Louis and Ola Steinhilber as Real Estate Agents.
[26] Ancestry.com. *U.S., World War I Draft Registration Cards, 1917-1918* [database on-line]. Provo, UT, USA: Ancestry.com Operations Inc, 2005.
[27] 1917 City Directory. This document identifies Malcolm's wife as Mabel. Della's middle initial was M; so this could be a reference to her middle name.
[28] 1919 City Directory.
[29] Ancestry.com. *1920 United States Federal Census* [database on-line]. Provo, UT, USA: Ancestry.com Operations Inc, 2010.
[30] 1921 City Directory.

The McGregors lost their Quaker Avenue home. A foreclosure petition was filed on the property (Lot 24) by National Building & Loan in January 1924, and the home was sold November 26 that year to L.W. Harrington for $7,400. Harrington and his wife then sold the house to John P. Logan in January 1925.

John P. Logan and Nina Logan
John P. Logan was born in Arkansas in about 1860.[31] The 1925 city directory identified John Logan's occupation as manager of the Petroleum Tax & Valuation Co.[32] By 1930, Logan, who was 70 years old, was working as a tax accountant for the City of Tulsa. That year, John and Nina's home at 1401 S. Quaker was valued at $10,000.[33]

The Logans, like the McGregors, lost the Quaker Avenue house to foreclosure. The petition was filed in October 1931 by Investors Mortgage Company. The house was purchased by Investors Syndicate at the Sheriff's Sale for $3,000 in September 1932. The house was held by Investors Syndicate and presumably leased during the depth of the Depression; there are no recorded real estate transactions involving the property between 1932 and 1942. The house was ultimately purchased by Clyde and Beulah Malone in 1942 for the price of $4,275.

Clyde R. Malone and Beulah Haslit Malone
Clyde Malone was born in Missouri in 1886. Beulah was born in 1894.[34] The couple was married by 1914, when they were living in Muskogee, Oklahoma, where Clyde was working as a salesman at a nursery.[35] By 1930, the pair was living in Broken Arrow, where Clyde was listed as a nurseryman and Beulah was working as a florist.[36] The couple's purchase of the home coincided with Beulah's rise to leadership in the Oklahoma Eastern Star. She served as the Worthy Grand Matron of the statewide organization from 1939 to 1940 and as Grand Secretary of the statewide organization from 1940 to 1945.[37] Clyde died in August 1976 and Beulah in 1987.[38]

The Malones lived in the McGregor House for 27 years, selling it in June 1969 to W. Day Waldrep. The home remained in the Waldrep family for the next 40-plus years until being sold to the current owner, Preservation Strategies, LLC, in 2013.[39]

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[31] Ancestry.com. *1920 United States Federal Census* [database on-line]. Provo, UT, USA: Ancestry.com Operations Inc, 2010.
[32] 1925 City Directory.
[33] Ancestry.com. *1930 United States Federal Census* [database on-line]. Provo, UT, USA: Ancestry.com Operations Inc, 2010.
[34] Ancestry.com. *U.S., Social Security Death Index, 1935-Current* [database on-line]. Provo, UT, USA: Ancestry.com Operations Inc, 2011.
[35] 1914 Muskogee City Directory.
[36] Ancestry.com. *1930 United States Federal Census* [database on-line]. Provo, UT, USA: Ancestry.com Operations Inc, 2010.
[37] Beulah Haslit Malone, "Last Will and Testament of the Robert Morris Digest of Symbolism (Key), General Grand Chapter, OES, USA.
[38] Ancestry.com. *U.S., Social Security Death Index, 1935-Current* [database on-line]. Provo, UT, USA: Ancestry.com Operations Inc, 2011.
[39] The house was purchased by Garrett Gilbert, grandson of W.D. Waldrep, in 1983. Current owner, Preservation Strategies, LLC, purchased the house from Gilbert in 2013.

MOVE BRAKE