

# **Collier House**

## **Preliminary Historic Assessment**



Collier House, 1886  
(Lane County Historian)

University of Oregon  
Campus Planning  
Campus Planning and Facilities Management

March 2025



Collier House, c1900s

Additional information about the history of University Hall and campus development is available in the UO Campus Heritage Landscape Plan which can be found on the CPFM website: [cpfm.uoregon.edu](http://cpfm.uoregon.edu)

Historic images are courtesy the UO Archives unless noted otherwise. Building drawings are available from the Design and Construction Office.

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# COLLIER HOUSE

## PRELIMINARY HISTORIC ASSESSMENT

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# INTRODUCTION

This assessment identifies the historic features of the Collier house exterior (including landscape elements) and interior spaces. Understanding the building's historic significance is the first step to evaluating and preserving its valuable architectural and landscape features. This assessment is intended to be used as a resource when making recommendations for treatment of the Collier House during any alterations or additions.

The assessed areas are shown on the Surveyed Areas and Ranking map (pg. 5). Each area with potential historic significance is assigned a ranking of primary, secondary, or tertiary. This ranking is based on the level of historic significance (high, medium, or low) and level of integrity, defined as the degree to which the key historic elements are evident today (excellent, good, fair, or poor). Refer to Appendix A for a full description of the ranking methodology.

## SIGNIFICANCE

The Collier House has high historic significance, good integrity (including original historic fabric, its original location, and high level of craftsmanship) and good condition, and is therefore a "primary" ranked building per the UO's Campus Heritage Landscape Plan - 4.0 Survey of Buildings. Preliminary National Register eligibility findings (see building survey) describe the Collier House as potentially eligible individually, based on Criteria A (associated with significant events), and Criteria C (distinctive architecturally). It is also designated as a City of Eugene historic landmark due to it being significant to the history and development of Eugene.

**Building History (Excerpts from the UO Collier House Historic Building Survey, the UO Alumni Association, and the Collier House Restoration Proposal (See Appendix G):** Dr. George Haskell Collier was a Physics professor at the University of Oregon from 1879-1895 and had bought 9.5 acres of land adjacent to the school for his family's residence. The Collier House was completed in May 1886, probably by the Collier family and based on pattern books and/or builder's guides for the layout and style; no architect or builder is documented. Some people suggest a stylistic influence of architect Warren Haywood Williams, however, there is no documentation to verify this link. The architectural composition and detail style of the house appear to be strongly influenced by Williams, third architect of note in Oregon and the designer of Villard Hall. Williams designed many commercial and residential Italianate buildings in the Portland area in the 1880's. His "Tuscan" interpretation of the earlier picturesque Italian villa style is characterized by a symmetrical front facade and central porch with flanking two-story bay windows, along with the typically Italianate shallow hipped roof and broad bracketed eaves. Collier House displays all of these attributes, plus a smaller porch and bay window to the east, graciously acknowledging the corner site.

The original house had no indoor plumbing but did have a fountain. There was extensive surrounding vegetation, including an orchard. According to the Collier House Restoration Proposal, remnants of the original landscape include the false cypress, Sitka spruce (removed 2023), big leaf maple, Japanese maple, English Holly. In addition, the memorial hedge, donated in 1925 in memory of Prince Lucien Campbell, is intact.

Soon after the house was completed, it began to play a central role for community



gatherings, meetings and parties. In 1896, Professor Collier retired from the University and sold the house, barn and acreage to the school for \$5,000. At this point, UO President Charles Hiram Chapman moved into the upstairs with his family and the University library holdings were moved into the downstairs.

From 1896-1900, the building was referred to as South Hall. In 1900, the Board of Regents voted to have it permanently house the university president and thus it became the President's House.

## ALTERATIONS

During the occupancy of president Prince Lucien Campbell (1902-1925), a variety of small changes were made throughout the building. A room and bath were added to the southwest bedroom, the front stairs were remodeled, and a sleeping porch was placed above the drying porch. Ellis Lawrence redesigned the front porch and door in 1914, with the help of an architecture student Walter Enos Church. A fireplace was added to the west wall in 1932, which involved the rearrangement of some windows.

Many accounts characterize the building as a center of social activity for the university during this period. After Campbell's death in 1925, the building was refinished prior to the next president's occupancy. The house was referred to as the Chancellor's House between 1932-1938 while the University was without a president. Around this same time, the barn was razed and a two-car garage was added to the south side (where the current dining room addition is located), the east porch was enclosed with glass, improved baths were added to the second story with exposed pipe work on the west side, and steam radiators replaced the wood basement furnace.

In 1941, the Collier House became the Faculty Club. The associated renovations include turning the northwest parlor into a library and the southwest bedroom addition into a billiards room. The upstairs rooms were rented out to male faculty and the downstairs was used for meetings, special events, and a restaurant. This use led to the demolition of the garage and bedroom on the southwest corner to make room for a large dining room addition in 1963 by Eugene architects Wilmsen, Endicott & Unthank.



Collier House, c1890s

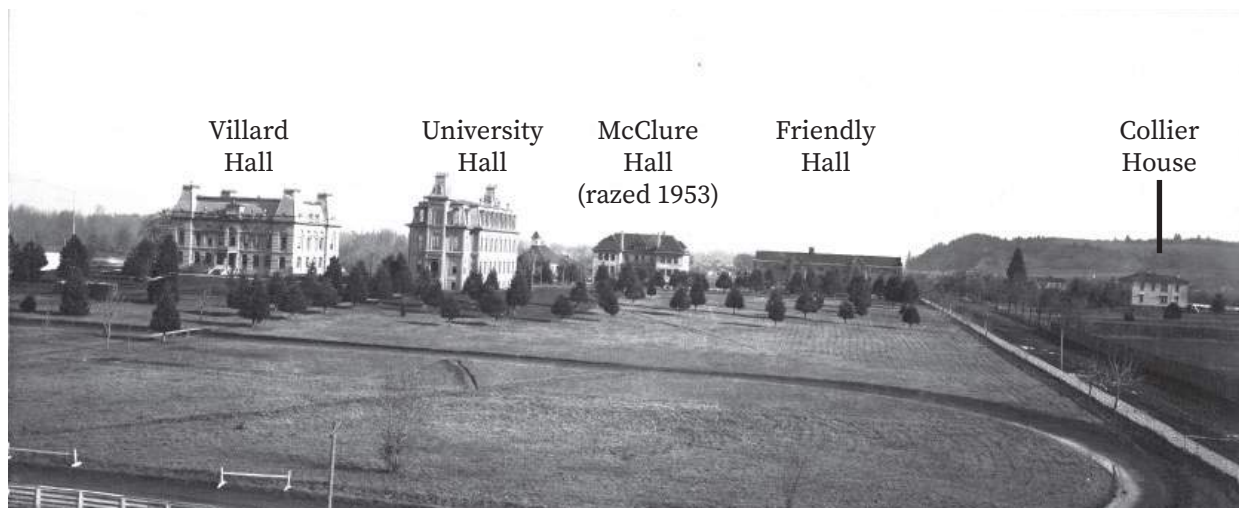


Collier House and landscape, 2016

A billiards room was housed below the dining room, the wood porch was added to the west side, the south stairs were remodeled and other miscellaneous interior modifications were made to support the dining room facilities. This is the general state of the building today although the Faculty Club closed in 2003. It now is used for faculty offices, classrooms and small music recitals. In 1980 the University officially changed its name to the Collier House.

In 1976, it was made a Eugene City Historic Landmark. This building has good integrity, including original historic fabric, its original location, and obvious high level of craftsmanship. It is significant to the development of the University Campus because it acted as a structural and social anchor for the university by housing former presidents and chancellors. Moreover, it has architectural significance as a remnant of the late-Victorian era of Eugene's development. It is ranked as a primary resource by the UO.

Description/dates of major additions/alterations: 1914: front porch and door rebuilt; 1930: associated barn razed; 1930s: east porch glassed in; 1932: fireplace added; 1935: east porch altered; 1950: associated garage razed; 1963: addition of dining room and porch on southwest side; multiple interior renovations throughout the life of the building but 1926, 1938, 1963, 1993, 2004 are notable.



University of Oregon Campus, 1901 (Collier House located to the far right)

# Timeline - Collier House



Collier House, c1890s



Collier family, c1900s



Faculty Club sign at Collier House, 1980

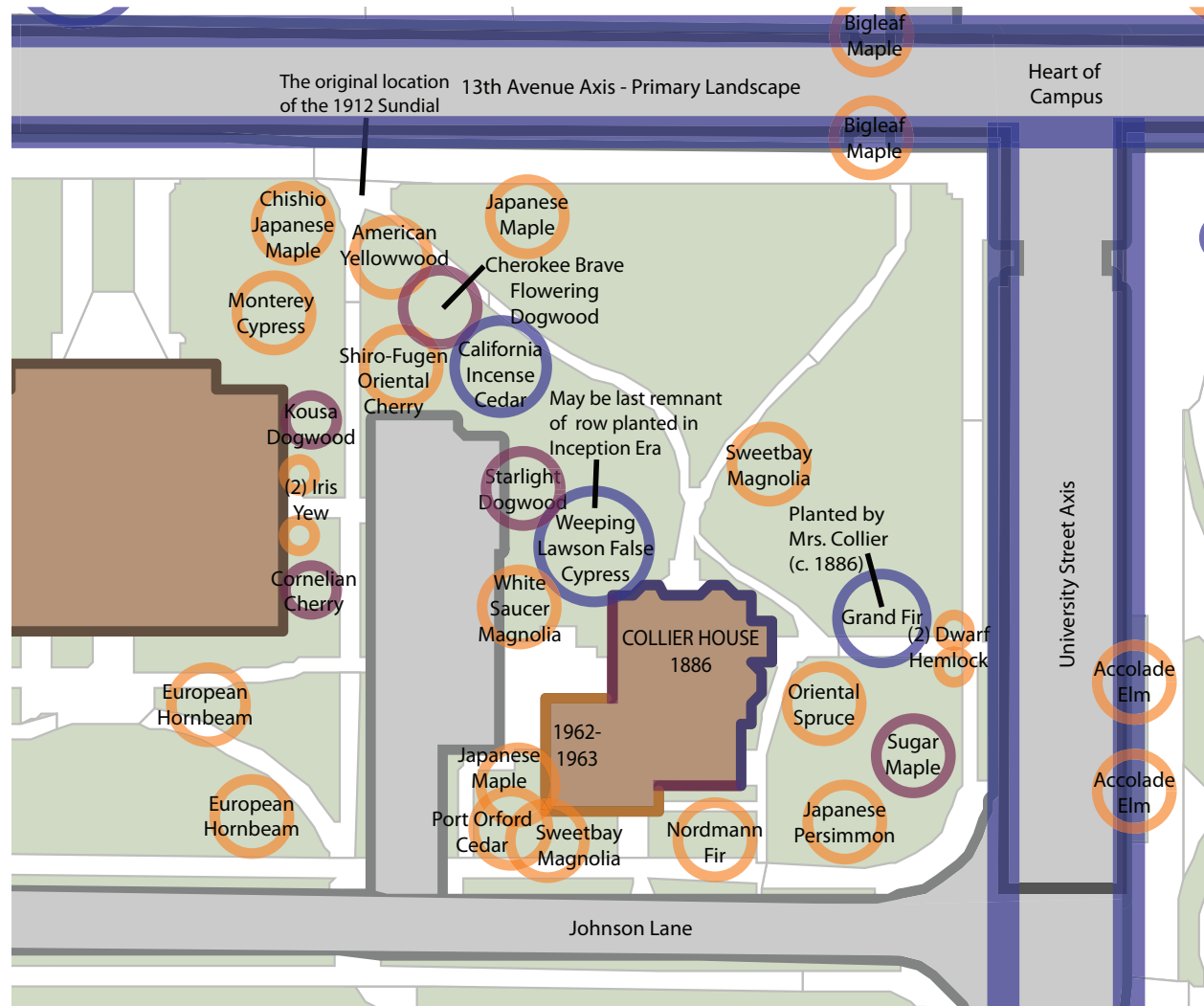


George Collier, c1900s

- 1886: George Collier, a chemistry and physics professor at the University of Oregon, bought 9.5 acres near the university campus, which he used to design and build a house and a cherry orchard.
- 1896: UO purchased the property which became the third building on campus, and it became a campus library, containing around 7,000 volumes.
- 1901: The Collier House became the residence of UO president Charles Hiram Chapman and his family. Over the course of the next 40 years, the house would serve as the homesteads of two state chancellors and five University presidents, among them Prince Lucien Campbell and Donald Erb (in which PLC and EMU are in their namesakes).
- 1901: The Board of Regents declared the house to be the permanent home of the university president.
- 1902-1925: Room and bath added to the southwest bedroom, the front stairs were remodeled, and a sleeping porch was placed above the drying porch.
- 1914: Ellis F. Lawrence, Lawrence Hall namesake and the individual responsible for creating the architecture program at the UO, redesigned the front porch and door with the help of architecture student Walter Enos Church, BArch 1917.
- c1930: Barn is removed and a two-car garage is added to the south side of bedroom wing. East porch is glassed in. Improved baths were added to the second story with exposed pipe work on the west side, and steam radiators
- 1932: Fireplace addition to west wall.
- 1941: UO president's residence moved off campus to McMorran House. The Collier House was then transformed into a faculty club for male staff. The faculty club included a library, billiards room, a restaurant, and many meeting rooms.
- 1960s: Collier House faculty club expanded to allow women.
- 1963: Demolition of garage and bedroom on the southwest corner to make room for a large dining room addition. A billiards room was housed below the dining room, the wood porch was added to the west side, the south stairs were remodeled and other miscellaneous interior modifications were made to support the dining room facilities.
- 1976: Collier House was declared a City of Eugene Historic landmark.
- c. 1998: Historic bar relocated from Max's Tavern on 13th Avenue to the Collier House Basement
- 1999: ADA ramp is built on the west facade
- 2003: The faculty club closed, Collier House became a space for classrooms, faculty offices, and music recitals.
- 2018: Building relocation proposed
- 2022: Historic bar relocated from Collier House Basement back to Max's Tavern on 13th Avenue after basement improvements completed.
- 2023: Sitka Spruce located in the north lawn removed due to decay and safety reasons

# Surveyed Areas & Rankings - Preliminary Landscape/Exterior

Campus Planning  
March 2025



## Ranking Key:



## Key References

Collier House Historic Resource Survey Form: [https://cpfm.uoregon.edu/sites/default/files/collier05\\_30\\_07.pdf](https://cpfm.uoregon.edu/sites/default/files/collier05_30_07.pdf)

UO Summary Table of Historic Rankings & Designations: [https://cpfm.uoregon.edu/sites/cpfm2.uoregon.edu/files/histallindex\\_11-18-20151\\_0.pdf](https://cpfm.uoregon.edu/sites/cpfm2.uoregon.edu/files/histallindex_11-18-20151_0.pdf)

13th Avenue Axis Landscape Resource Survey: <https://cpfm.uoregon.edu/historic-landscapes-surveys>

University Street Axis Landscape Resource Survey: [https://cpfm.uoregon.edu/sites/cpfm2.uoregon.edu/files/university\\_street\\_axis\\_06\\_12\\_07.pdf](https://cpfm.uoregon.edu/sites/cpfm2.uoregon.edu/files/university_street_axis_06_12_07.pdf)



## SUMMARY OF EXTERIOR RANKED SPACES

### EAST FACADE

Level of Historic Significance: High

- Contains side porch enclosure
- Facade contributes to the character of the Collier House and University Street Axis
- Quality of the architectural craftsmanship and details

Level of Integrity: Excellent

### WEST FACADE

Level of Historic Significance: Medium

Primary entrance

- 1960's addition of deck and ADA ramp
- Parking lot wraps around facade

Level of Integrity: Good

### NORTH FACADE

Level of Historic Significance: High

- Primary Facade
- Facade contributes to the character of the Collier House and 13th Avenue Axis
- Quality of the architectural craftsmanship and details

Level of Integrity: Excellent

### SOUTH FACADE

Level of Historic Significance: Medium

- Contributes to the character of the Collier House and Johnson Lane Axis
- Contains 1960's addition

Level of Integrity: Good

### SETTING

Physical association with Johnson Lane Axis, University Street Axis, and 13th Avenue Axis.

## EAST FACADE

RANKING: PRIMARY

LEVEL OF HISTORIC SIGNIFICANCE: **HIGH**

LEVEL OF INTEGRITY: **EXCELLENT**

### EXISTING EXTERIOR FEATURES OF NOTE:

- Italianate architectural style
- Wooden frame construction, stone masonry and brick foundation, and hip roof
- Horizontal wood drop siding with wooden corner boards
- Extensive decorative features, including cornices, frieze panels, porch balustrade (enclosed at portion of the east porch), first and second story bracketed window crowns, and decorative eave and porch brackets on main house
- Side porch has two square posts supporting a bracketed entablature
- Porch balustrade is contained by a porch enclosure with glass and wood panels (added in the early 1930's)
- Second porch to the south of the elevation that wraps around the southeast corner of the house; has similar characteristics
- One story bay window with paired windows on the second floor
- Repeated one-over-one single hung sash windows with bracketed window crowns throughout the house



East Facade, 2024



East Facade, c1970s



Northeast Facade, c1900s



## FEATURES OF NOTE



East facade staircase flanked with a balustrade and turned spindles



Enclosed porch with gridded glass panels



Decorative brackets support overhanging cornice below roof line



Original first floor bay window with wooden trim and moldings; decorative eave brackets, cornices, and frieze panels



## ALTERATIONS



Incompatible light fixtures and HVAC equipment under porch overhang



East porch glassed in (1930s)



Painted foundation



Gutter downspouts; window screens



## WEST FACADE

RANKING: SECONDARY

LEVEL OF HISTORIC SIGNIFICANCE: **MEDIUM**

LEVEL OF INTEGRITY: **GOOD**

### EXISTING EXTERIOR FEATURES OF NOTE:

- Italianate architectural style
- Wooden frame construction, stone masonry and brick foundation, and hip roof
- Horizontal wood drop siding with wooden corner boards
- Extensive decorative features, including cornices, frieze panels, second story bracketed window crowns, decorative eave brackets on main house, and small eave brackets on dining room addition
- Brick chimney (1932)
- Original one-over-one single hung wood sash windows; additional smaller windows
- Arrangement of windows resulting from changes made to building over the years; the window to the south end of the elevation has been changed into an entrance door
- 1960s dining room addition
- 1999 addition of wooden ADA ramp and deck with wooden balusters, slatted railing, and lattice work paired with metal hand rails



West Facade, 2024



West Facade, date unknown

## FEATURES OF NOTE



Second story bracketed window crowns and decorative eave brackets



Decorative cornices and frieze panels



Decorative small eave brackets on dining room addition (1960s)



Wooden frame construction, brick foundation, and hip roof



## ALTERATIONS



Window altered into door with single hung windows, incompatible light fixture, gutter downspouts



Brick chimney (1932), gutter downspouts, incompatible light fixture



Wooden ADA ramp and deck (1999), dining room addition (1960s)



Brick chimney (1932), gutter downspouts, incompatible light fixture

## NORTH FACADE

RANKING: PRIMARY

LEVEL OF HISTORIC SIGNIFICANCE: **HIGH**

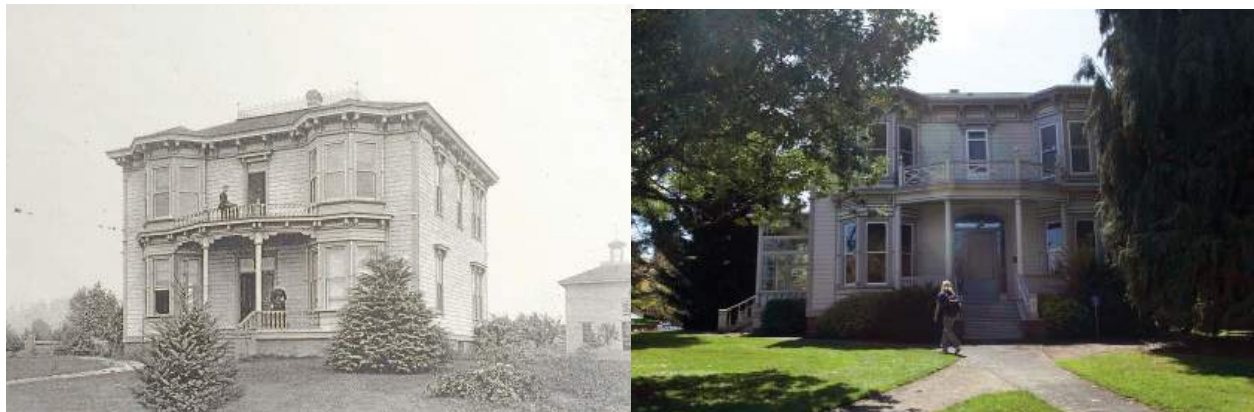
LEVEL OF INTEGRITY: **GOOD**

### EXISTING EXTERIOR FEATURES OF NOTE:

- Italianate architectural style
- Wooden frame construction, stone masonry and brick foundation, and hip roof
- Horizontal wood drop siding with wooden corner boards
- Extensive decorative features, including cornices, frieze panels, wood fretwork balcony railing with decorative post finials (unoriginal), slender round wood columns with capitals and entablature with dental course, porch balustrade, second story bracketed window crowns, leaded fanlight and sidelights surround front door, decorative eave and porch brackets on main house
- North elevation symmetrical with central porch flanked by two-story bay windows
- Second floor balcony has a wooden fretwork railing (unoriginal)
- Current front porch and doorway are the result of the 1914 redesign proposed by Ellis Lawrence



North Facade, 2023



Collier House North Facade images, (left) date unknown, and (right), North Facade, 2011



## FEATURES OF NOTE



Second story balcony contains unoriginal wooden fretwork railing, balustrades, and finials; second story bracketed window crowns; decorative eave brackets



Symmetrical northern entrance with a central porch supported by round wood columns with capitals and entablature with dental course



Leaded fanlight and sidelights bordering wooden door (not original); screen door



Original two story bay windows with three sided glass panes; cornices & frieze panels

## ALTERATIONS



Gutter downspouts; window screens



Metal stair handrail; brick base



Memorial plaque adjacent to north entry



Original decorative porch brackets & post finials removed; altered landscape and pathway configuration



## SOUTH FACADE

RANKING: SECONDARY / NON-CONTRIBUTING

LEVEL OF HISTORIC SIGNIFICANCE: **MEDIUM**

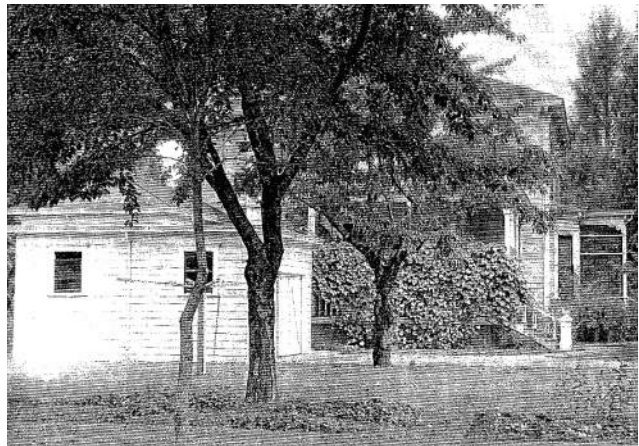
LEVEL OF INTEGRITY: **GOOD**

### EXISTING EXTERIOR FEATURES OF NOTE:

- Italianate architectural style
- Wooden frame construction, stone masonry and brick foundation, and hip roof
- Horizontal wood drop siding with wooden corner boards
- Extensive decorative features, including cornices, frieze panels, second story bracketed window crowns, decorative eave and porch brackets on main house, and small eave brackets on dining room addition
- Original one-over-one single hung wood sash windows; additional smaller windows
- South porch wraps around the southeast corner of the house and has similar characteristics as the east porch
- 1963 addition of dining room for Faculty Club - reflects the character of the original house by incorporating abstractions and details of the eaves using similar materials and scale of existing structure
- Addition's basement walls are brick masonry to match the house's foundation



Existing South Facade, 2024



Collier House South Facade, c1930s, with south garage, later razed in 1963



Collier House Southwest Facade, date unknown

## FEATURES OF NOTE



Decorative cornices and frieze panels



Second story bracketed window crowns and decorative eave brackets



Decorative porch brackets below overhanging cornice



Wooden frame construction, brick foundation, and hip roof



## ALTERATIONS



1963 addition with brick masonry foundation; exterior ramp and handrail



HVAC installed on east porch overhang; gutter downspout; electrical



Incompatible light fixture



Exterior shed

## **INTERIOR**

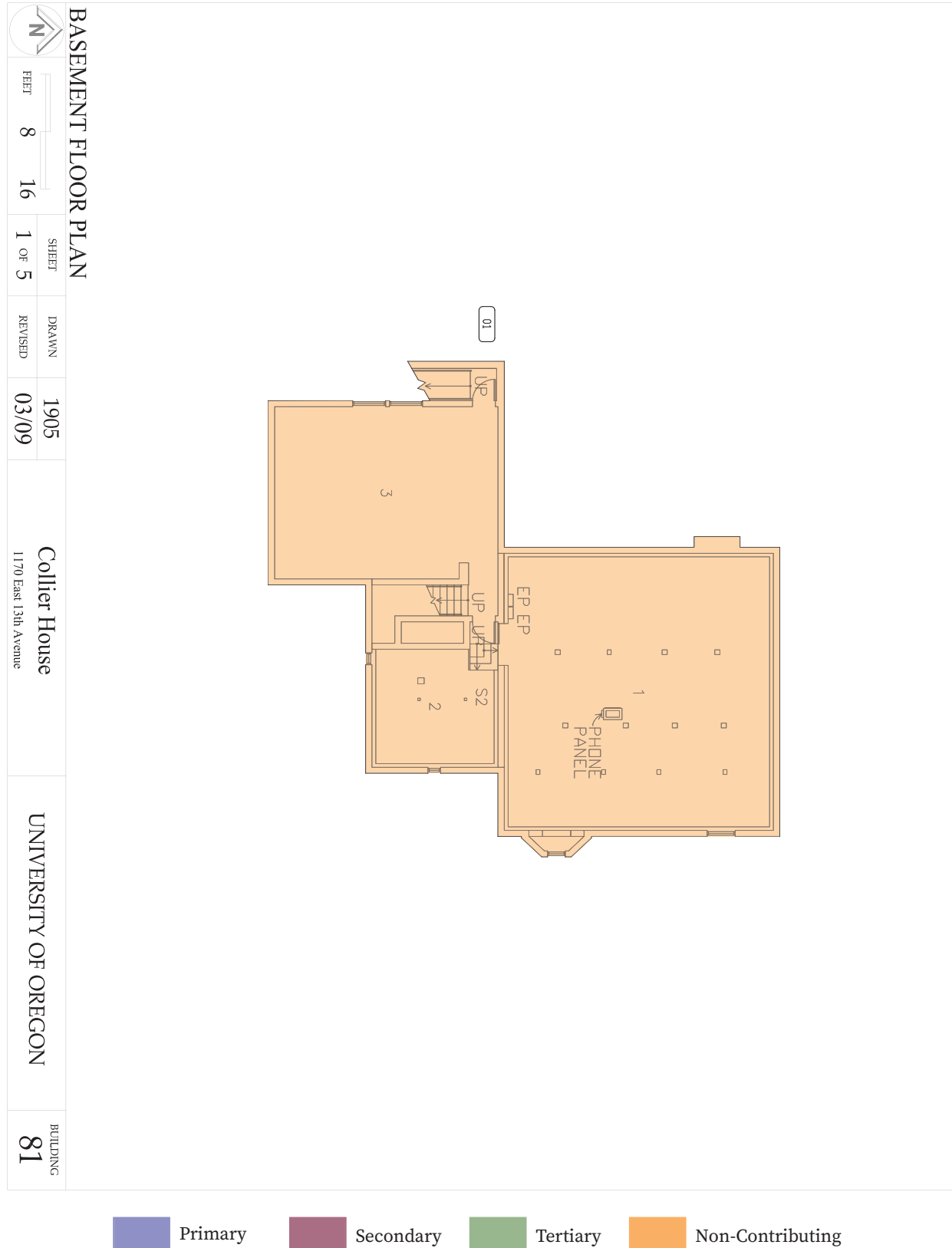
### **INTERIOR FEATURES OF NOTE:**

- Remaining historic materials and small-scale features are prevalent. Alterations have removed some original detail and altered some spatial arrangements.

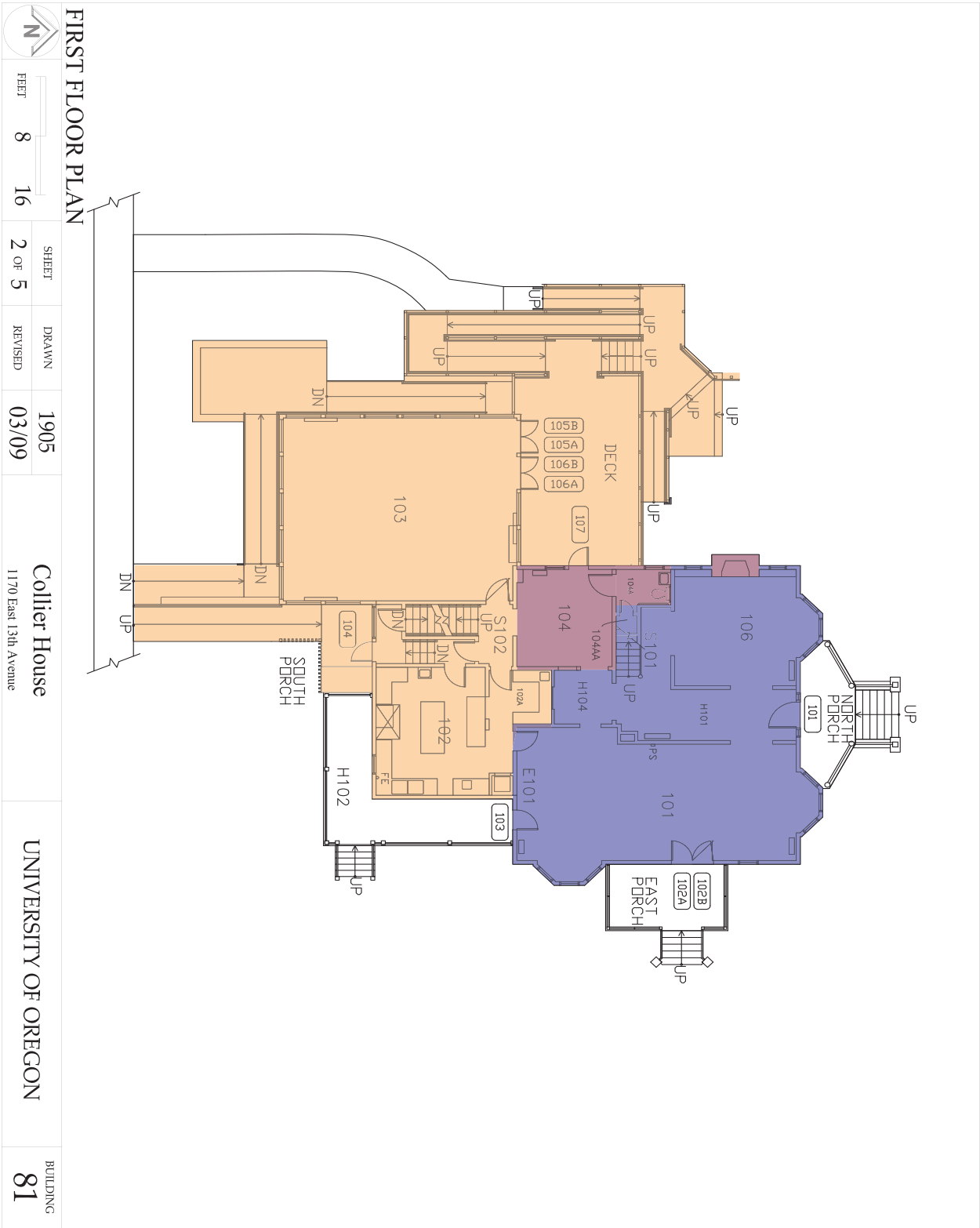
### **INTERIOR CHARACTER DEFINING FEATURES INCLUDE:**

- Original bay windows and window trim
- Original light fixtures on first and second floor
- Original wall finishes
- Original light fixtures remain
- Original fixtures, such as radiators
- Various original doors and windows
- Stone masonry and brick foundation visible in basement
- Wooden wall trim is consistent throughout the home
- Wooden wall trim is consistent throughout the home
- Original art and furniture

## Surveyed Areas & Rankings - Preliminary - Basement Floor Plan

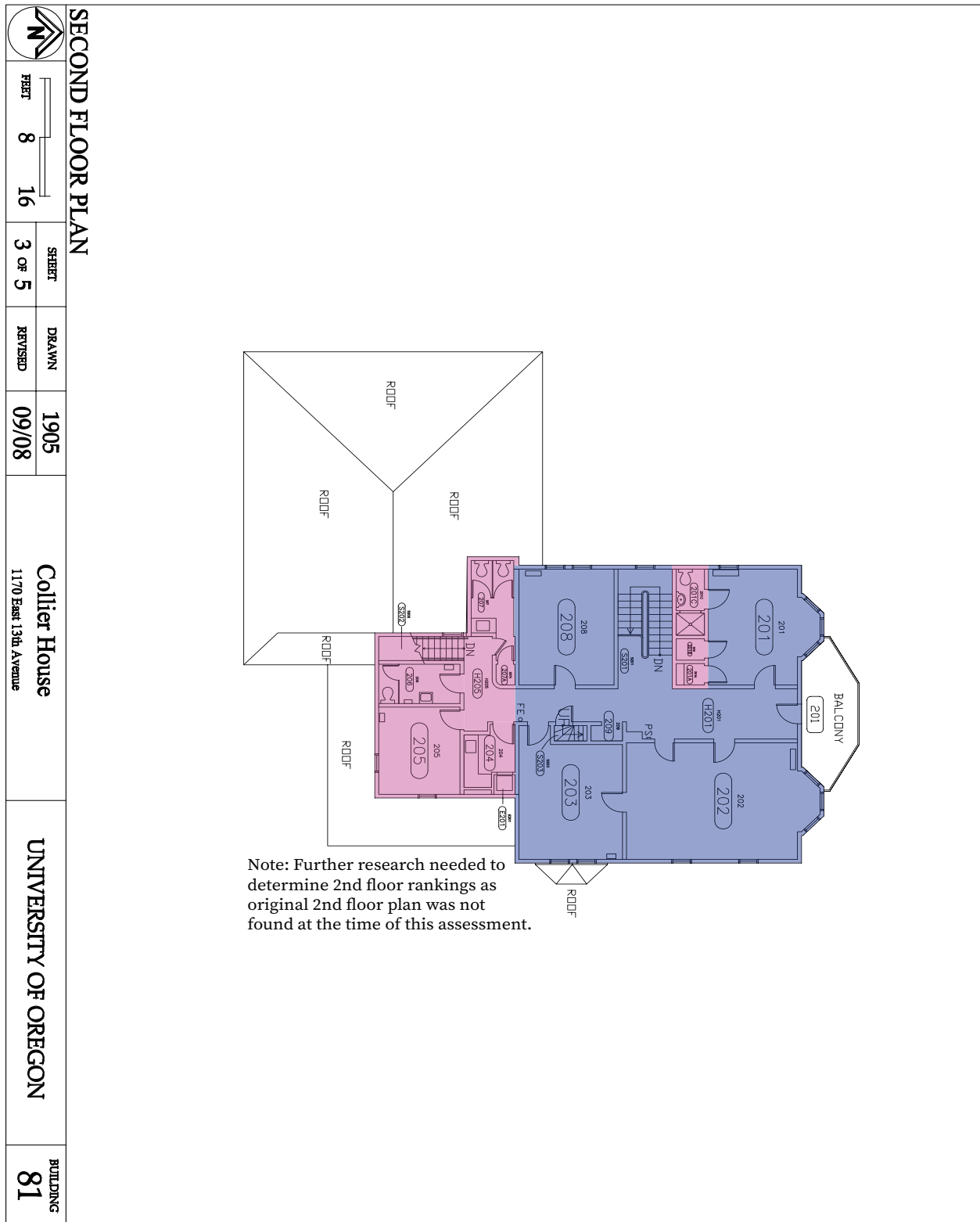


Surveyed Areas & Rankings - Preliminary - First Floor Plan





## Surveyed Areas & Rankings - Preliminary - Second Floor Plan



Primary
  Secondary
  Tertiary
  Non-Contributing

## INTERIOR FEATURES - FIRST FLOOR (FEATURES TO NOTE)

LEVEL OF HISTORIC SIGNIFICANCE: **HIGH**

LEVEL OF INTEGRITY: **GOOD**



Room 106 bay window



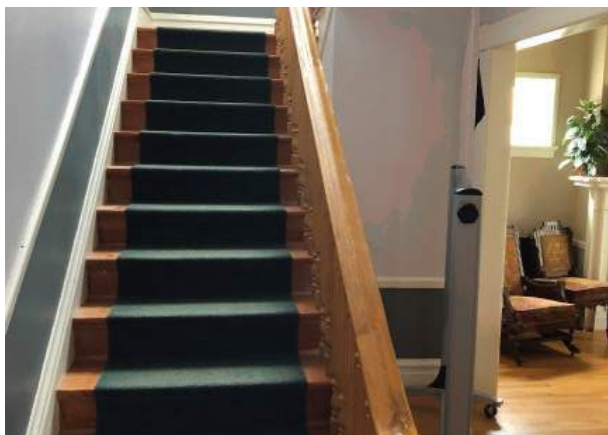
Room 101 bay window



Room 106 original fireplace; original artwork



North entrance wood door, trim, and decorative side lights



First floor staircase



Entryway mill work and configuration



## INTERIOR FEATURES - FIRST FLOOR (FEATURES TO NOTE)

LEVEL OF HISTORIC SIGNIFICANCE: **HIGH**

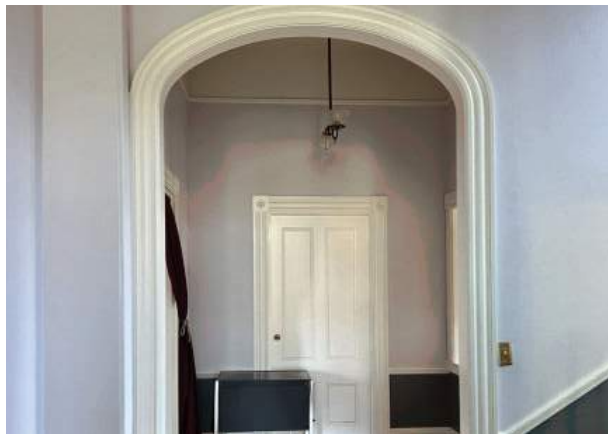
LEVEL OF INTEGRITY: **GOOD**



Stained glass window



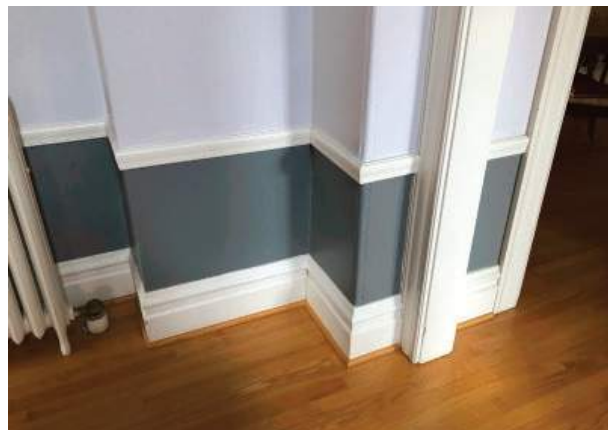
Room 101 original lighting fixture



Hallway entrance wooden trim



Hallway original lighting fixture



Interior wooden trim

## FIRST FLOOR FEATURES TO NOTE (WOODEN TRIM)

### EXISTING LOCATIONS:

- Room 101
- Room 102
- Room 104
- Room 106



First Floor Hallway Arch (H101)



First Floor Hallway (H101)



Room 101 Trim



First Floor Staircase

## FIRST FLOOR FEATURES TO NOTE (BAY WINDOWS)

### EXISTING LOCATIONS:

- Room 101
- Room 106



Room 101



Room 101



Room 106



## FIRST FLOOR FEATURES TO NOTE (LIGHT FIXTURES)

### EXISTING LOCATIONS:

- Room 101
- Room 104
- Room 106
- H101
- H 104



Room 101



Room 106



Room 101



Hallway 104



Hallway 101

## INTERIOR FEATURES - SECOND FLOOR (FEATURES TO NOTE)

LEVEL OF HISTORIC SIGNIFICANCE: **HIGH**

LEVEL OF INTEGRITY: **EXCELLENT**



Second floor stairway



Second floor stairway



Room 201 bay window



Room 201 window hardware



Room 202 bay window



Room 203 window



Room 208 revealed wallpaper

## SECOND FLOOR- INTERIOR FEATURES TO NOTE



Room 208 revealed wallpaper



Room 204 dumbwaiter (date unknown)



Hallway 205 curbed wall feature



Room 205 radiator



## SECOND FLOOR FEATURES TO NOTE (LIGHT FIXTURES)

### EXISTING LOCATIONS:

- Room 201
- Room 202
- Room 208
- Hallway 201
- Hallway 205
- Stairway 201



Room 201



Room 202



Room 208



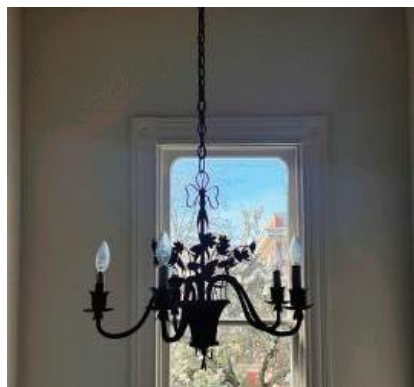
Hallway 205



Hallway 201



Room 208

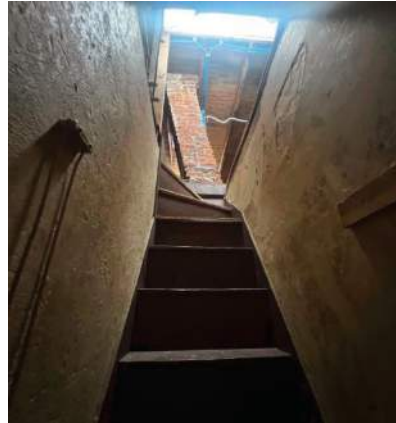


Second floor stairway

## ATTIC FEATURES TO NOTE



Brick chimney



Attic stair



Wood ladder to roof access

## BASEMENT FEATURES TO NOTE



Stone and brick details



Heavy stone foundation; brick masonry walls

# TREATMENT RECOMMENDATIONS

The following treatment recommendations are based on the Secretary of Interior's **Standards for the Treatment of Historic Properties** and their associated **Guidelines**.

The **Standards** are four distinct approaches towards the treatment of historic properties: Preservation, Rehabilitation, Restoration, and Reconstruction. "The Standards for the Treatment of Historic Properties are regulatory for all grant-in-aid projects assisted through the national Historic Preservation Fund."

The **Guidelines** "offer general design and technical recommendations to assist in applying the Standards to a specific property.... The Guidelines are advisory, not regulatory."

Together, the Standards and Guidelines "provide a framework and guidance for decision-making about work or changes to a historic property." (NPS, *The Secretary of the Interior's Standards*, <http://www.nps.gov/tps/standards.htm>)

One of the most commonly used Standards approach for the treatment historic properties is **Rehabilitation** and is the most likely Standard to be applicable to the Collier House if it undergoes any future work. Rehabilitation is the approach that "acknowledges the need to alter or add to a historic property to meet continuing or changing uses while retaining the property's historic character" (NPS, *Four Approaches to the Treatment of Historic Properties*, <http://www.nps.gov/tps/standards/four-treatments.htm>)

The following are a summary of the Guidelines for Rehabilitation, ranked in order of procedure:

1. **Identify, Retain, and Preserve** historic materials and features
2. **Protect and Maintain** historic materials and features
3. **Repair** historic materials and features (in-kind where possible)
4. **Replace** deteriorated historic materials and features (in-kind where possible)

(NPS, *Rehabilitation: The Approach*, [http://www.nps.gov/tps/standards/four-treatments/standguide/rehab/rehab\\_approach.htm](http://www.nps.gov/tps/standards/four-treatments/standguide/rehab/rehab_approach.htm))

Like the Guidelines, the intention of these recommendations are "to assist the long-term preservation of property's significance through the preservation of historic materials and features." (NPS, *Introduction to the Standards*, <http://www.nps.gov/tps/standards/rehabilitation/rehab/stand.htm>)

## EXTERIOR

Any alterations and additions should be completed in such a way that it does not diminish the overall historic character of the building and adjacent public spaces.



## LANDSCAPES

- Identify, Retain and Preserve landscape features of the Collier House that are important in defining its overall historic character and its historic relationship between the building and the landscape.
- Protect and maintain the building and building site by providing proper drainage to assure that water does not erode foundation walls; drain toward the building; nor damage or erode the landscape. Preserve important landscape features, including ongoing maintenance of historic plant material. Provide continued protection of masonry, wood, and architectural metals which comprise the building and site features through appropriate cleaning, rust removal, limited paint removal, and re-application of protective coating systems.
- Repair features of the landscape by reinforcing historic materials before considering replacement.
- If an entire feature of the landscape is too deteriorated to repair and if the overall form and detailing are still evident, replace the feature in kind. Physical evidence from the deteriorated feature should be used as a model to guide the new work. If using the same kind of material is not technically or economically feasible, then a compatible substitute material may be considered.
- If a historic landscape feature is completely missing, design and construct a new feature. It may be based on historical, pictorial, and physical documentation; or be a new design that is compatible with the historic character of the building and site.
- When required by new use, design new exterior landscapes which is compatible with the historic character of the site and which preserves the historic relationship between the building or buildings and the landscape. Remove non-significant buildings, additions, or landscape features which detract from the historic character of the site.

## FACADES

- Identify, Retain and Preserve the features and details of the facade that are important in defining the overall historic character of the building. This includes the exterior masonry walls, their composition, and their details such as the exterior ornament, the frieze, bracket supports, and finishing coats. Pay particular attention to the primary and secondary ranked facades.
- Protect and maintain the masonry and wood details by providing proper drainage so that water does not stand on flat, horizontal surfaces or accumulate in curved decorative features. Clean these facade elements only when necessary to halt deterioration or remove heavy soiling and clean only with the gentlest method possible.
- Where there is evidence of deterioration in the mortar joints of the masonry walls and other masonry features, repair by repointing the mortar joints. Repair masonry features by patching, piecing-in, or consolidating the masonry using recognized preservation methods. Repair may also include the limited replacement in kind--or with compatible substitute material--of those extensively deteriorated or missing parts of masonry features when there are surviving prototypes. Where possible, preserving exterior finish in areas that are still intact.
- Areas of inappropriate brick infill and cementitious patching should be removed and patched with brick units to match the originals in size, shape, color and composition.
- Reapplying finishing coat to cover all exposed areas of brick. All areas of unstable coating should be removed, and all remaining finish coating should be cleaned. New coating should be compatible with the existing and match in color, texture, composition and permeability.

## **ENTRANCES**

- Identify, Retain and Preserve the original entrances and their functional and decorative features that are important in defining the overall historic character of the building. Pay particular attention to the primary ranked entrances. This includes, but is not limited to, the north, east, and west entrances, their landscaping, exterior stairs, porches, and other significant character-defining features.
- Protect and maintain the masonry, wood, and architectural metal that comprise entrances through appropriate surface treatments such as cleaning, rust removal, limited paint removal, and re-application of protective coating systems.
- Repair by reinforcing the historic materials. Repair will also generally include the limited replacement in kind--with compatible substitute material--of those extensively deteriorated or missing parts of repeated features where there are surviving prototypes.
- All hairline cracking should be treated with an injection grout. Larger cracks and spalls should be repaired with a concrete patch. All patching of grout should match the adjacent concrete in color, texture and composition.

## **ROOF AND ROOF FEATURES**

- Identify, Retain and Preserve any original roof and decorative features that are important in defining the overall historic character of the building. This includes, but is not limited to, towers on the east and west elevations and dormers on the north and south elevations.
- Where there is evidence of deterioration of paint, refinish with paint to match the existing adjacent finish.
- Wood elements that are rotted less than 50% should be treated with a two-part consolidant and refinished to match existing. Wood elements that are rotted more than 50% should be replaced in kind and finished to match adjacent units.

## **INTERIOR**

- Remaining historic materials and small-scale features are prevalent. Alterations have removed some original detail and altered some spatial arrangements. There are hints of historic elements found in doors and window trims, fixtures, materials, and spatial arrangements, which should be taken into account when renovating the interior.

## **SPACES**

- In terms of new additions or alterations, accommodate service functions such as bathrooms, mechanical equipment, and office machines as required by the building's new use in tertiary or non-contributing spaces.
- Many of the Campus Plan patterns were original concepts in this building or can easily be incorporated including Flexibility and Longevity, Universal Access, Welcoming to All, Operable Windows, Quality of Light, Building Hearth, and Places to Wait.

## FEATURES AND FINISHES

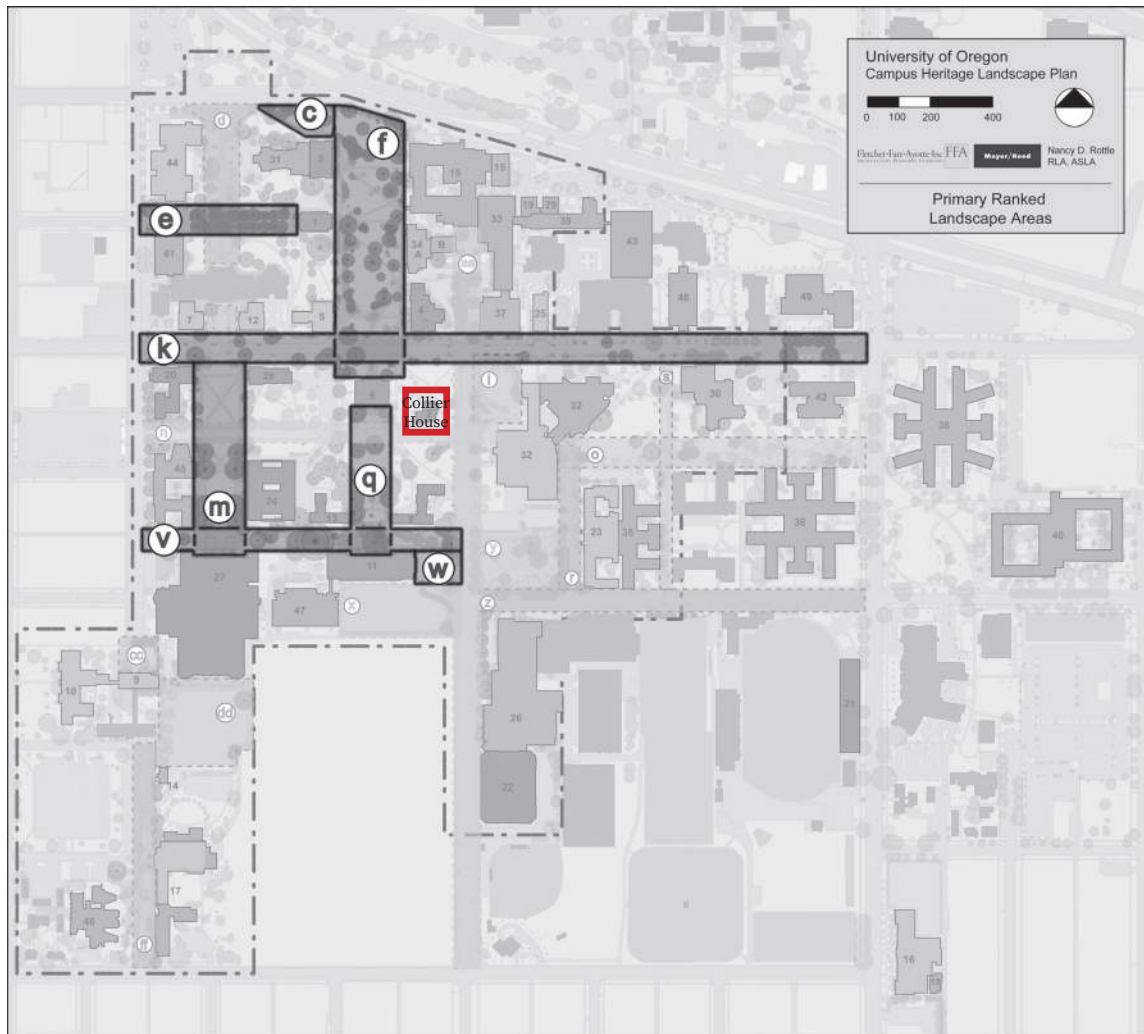
- Retain and preserve interior features and finishes that are important in defining the overall historic character of the building. In general, consider interior finishes that accent interior features.
- Protect and maintain masonry, wood, and architectural metals which comprise interior features through appropriate surface treatments such as cleaning, rust removal, limited paint removal, and reapplication of protective coatings systems. Repaint with colors that are appropriate to the historic building. Abrasive cleaning should only be considered after other, gentler methods have been proven ineffective.
- Repair interior features and finishes by reinforcing the historic materials. Repair will also generally include the limited replacement in kind--or with compatible substitute material--of those extensively deteriorated or missing parts of repeated features when there are surviving prototypes.
- In terms of alterations, reuse decorative material or features that have had to be removed during the rehabilitation work including wall and baseboard trim, door molding, paneled doors, and simple wainscoting; and relocating such material or features in areas appropriate to their historic placement.

For more information, please refer to the attached Secretary of the Interior's Standards for Rehabilitation (Department of Interior regulations, 36 CFR 67) in Appendix D.



# DETAILS OF SURVEYED AREAS - EXTERIOR

## PRIMARY RANKED LANDSCAPE AREAS



### PRIMARY-RANKED LANDSCAPE AREAS

*Era(s) of Greatest Significance in parentheses.*

*Letters correspond with the Campus Plan's open-space designation map.*

- |  |   |
|--|---|
| k. 13th Avenue Axis ( <i>all eras</i> )                  | m. Memorial Quadrangle ( <i>Lawrence/Cuthbert</i> ) |
| e. University Hall Walk Axis ( <i>Inception</i> )        | f. Old Campus Quadrangle ( <i>Inception</i> )       |
| w. Gerlinger Entrance Green ( <i>Lawrence/Cuthbert</i> ) | q. Pioneer Axis ( <i>Lawrence/Cuthbert</i> )        |
| v. Knight Library Axis ( <i>Lawrence/Cuthbert</i> )      | c. Villard Hall Green ( <i>Inception</i> )          |

\* Note: The Pioneer Axis was expanded and renamed "Women's Memorial Quadrangle" following completion of this plan. Refer to the *Campus Plan*.

# 13TH AVENUE AXIS

**LANDSCAPE AREA SITE MAP** — Highlighting existing elements from the period of significance (1876-1974).



**RANKING: PRIMARY**

**LEVEL OF HISTORIC SIGNIFICANCE: HIGH**

**LEVEL OF INTEGRITY: GOOD**

ORIGINAL USE: Open space

EXISTING USE: Open space

EXISTING EXTERIOR FEATURES OF NOTE:

- Visual contributions to the Heart of Campus



View looking southeast toward Collier House from the 13th Avenue Axis (c2007)



# UNIVERSITY STREET AXIS

## ■ RESOURCE IDENTIFICATION & SUMMARY

### LANDSCAPE AREA NAME

**University Street Axis (aa)**

### HISTORIC NAME(S)

University Street

### CAMPUS PLAN DESIGNATION

Axis

### CURRENT HISTORIC DESIGNATION

No historic designation

### ERA(S) OF GREATEST SIGNIFICANCE

Inception Era

Lawrence/Cuthbert Era

Mid-Century Era

### LEVEL OF HISTORIC SIGNIFICANCE

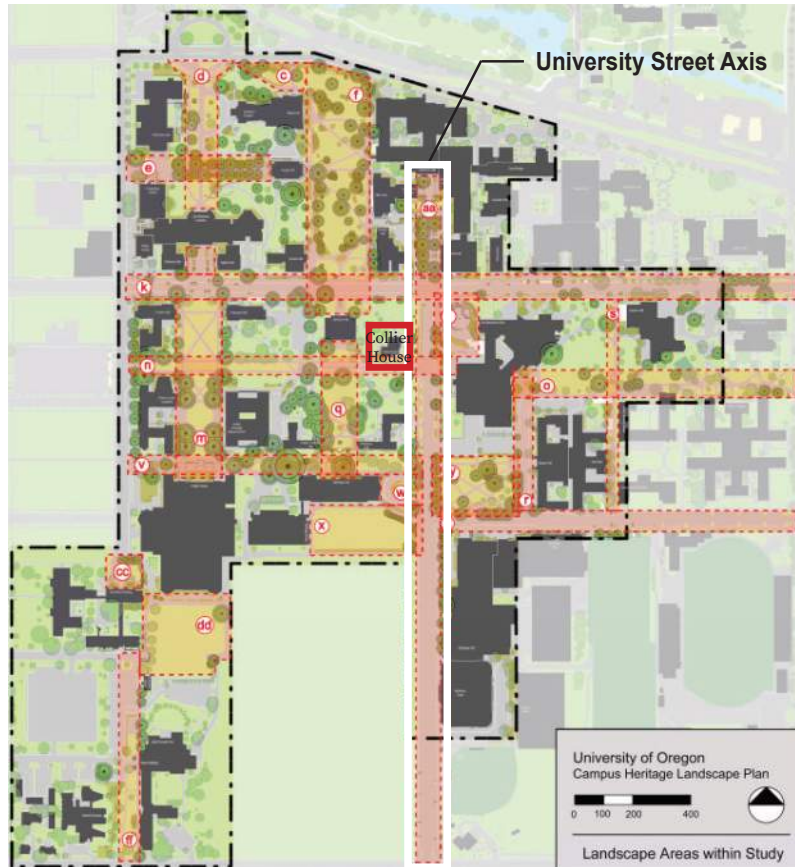
Medium

### LEVEL OF INTEGRITY

Good

### RANKING

Secondary



**RANKING: SECONDARY**

**LEVEL OF HISTORIC SIGNIFICANCE: MEDIUM**

**LEVEL OF INTEGRITY: GOOD**

ORIGINAL USE: Open space

EXISTING USE: Open space

EXISTING EXTERIOR FEATURES OF NOTE:

- One Remaining Pin Oak Tree at north end of axis
- South end of axis adjacency to the historic Pioneer Cemetery



View looking southeast toward Collier House from original circulation pathway (c2006)

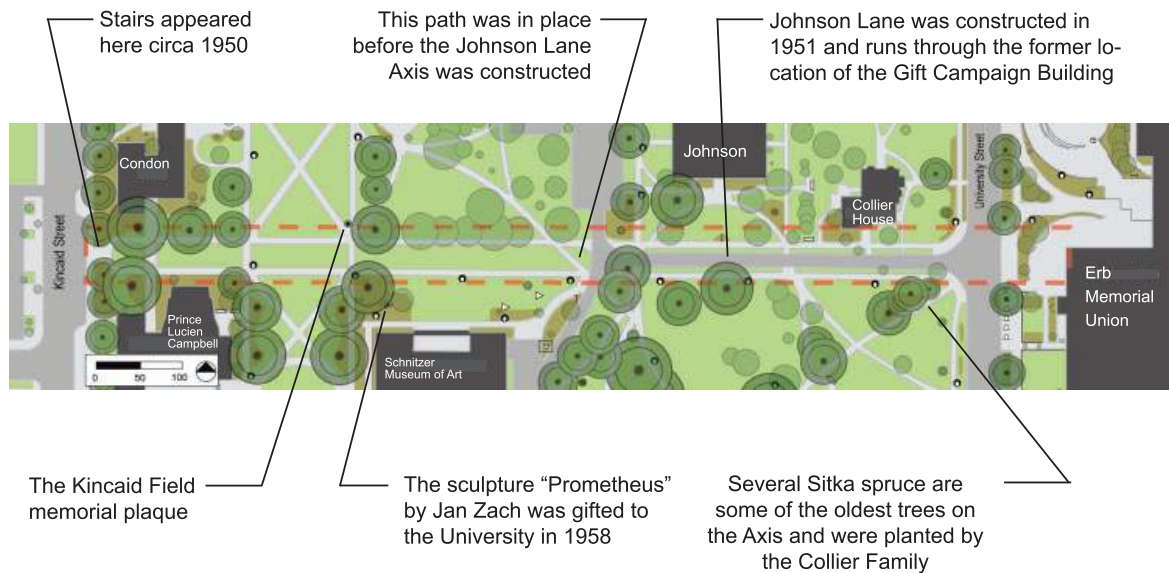


View looking southwest toward Collier House at the intersection of the University Street Axis and 13th Avenue Axis (c2007)



# JOHNSON LANE AXIS

**LANDSCAPE AREA SITE MAP** — Highlighting existing elements from the period of significance (1876-1974).



LEGEND			
TRASH CANS		BIKE RACKS	
NEWS STANDS		TREES FROM PERIOD OF SIGNIFICANCE	
SMALL SCALE FEATURES FROM PERIOD OF SIGNIFICANCE		MEMORIAL TREES AFTER PERIOD OF SIGNIFICANCE	
SMALL SCALE FEATURES AFTER PERIOD OF SIGNIFICANCE		CAMPUS TREES AFTER PERIOD OF SIGNIFICANCE	
PLAQUES AND MEMORIALS FROM PERIOD OF SIGNIFICANCE		UNIVERSITY STANDARD LIGHTPOSTS	
PLAQUES AND MEMORIALS AFTER PERIOD OF SIGNIFICANCE		NON-UNIVERSITY STANDARD LIGHTPOSTS	
BENCHES FROM PERIOD OF SIGNIFICANCE		LANDSCAPE AREA BOUNDARY	
BENCHES AFTER PERIOD OF SIGNIFICANCE			
MEMORIAL BENCHES AFTER PERIOD OF SIGNIFICANCE			

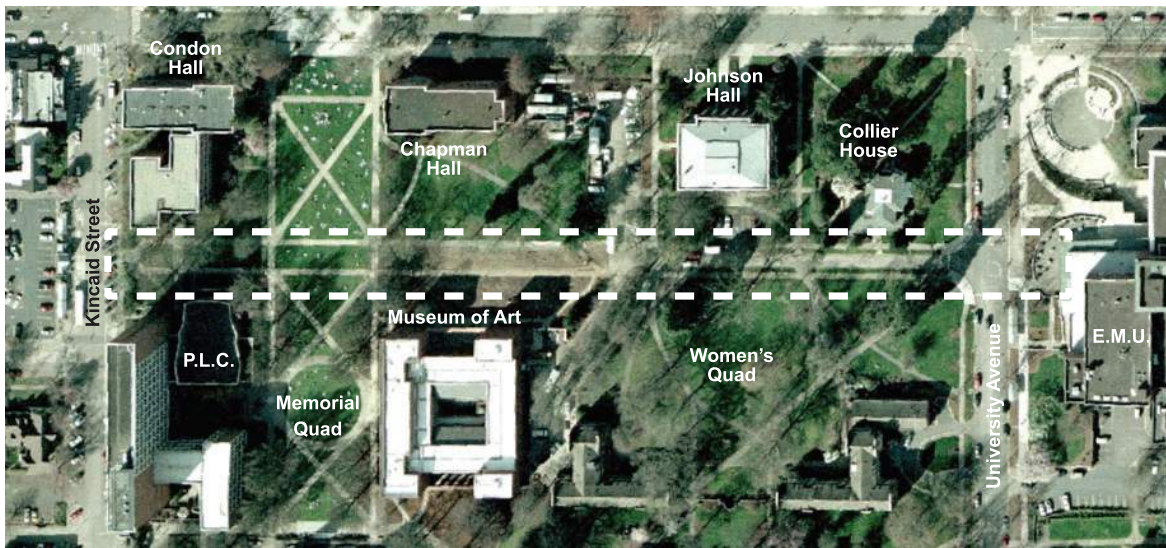
\* note: Period of Significance refers to the project period of 1876-1974



**SUMMARY OF EXISTING HISTORIC FEATURES**

The Johnson Lane Axis was part of Ellis F. Lawrence's plan for the campus as early as 1914. Intended to be a major east-west circulation route for students, the Axis was completed in the early fifties in conjunction with the Erb Memorial Union. The parallel pathway configuration across the Memorial Quad appeared in the early forties as part of a development plan by Fred Cuthbert. At the end of the Mid-Century Era the Axis traversed

an open landscape dominated by sweeping lawns. Since then, many more trees have been located along the Axis, particularly its eastern portion. The configuration of the Axis has remained virtually unchanged since the end of the Mid-Century Era. Today, with 13th Avenue acting as the predominant east-west pedestrian circulation route on campus, Johnson Lane Axis is a relatively quiet walking area, especially in the section between the Memorial Quad and the EMU.



*2004 aerial of the Johnson Lane Axis*



*Looking westward towards Kincaid Street in the far background, with the Collier House at right.*

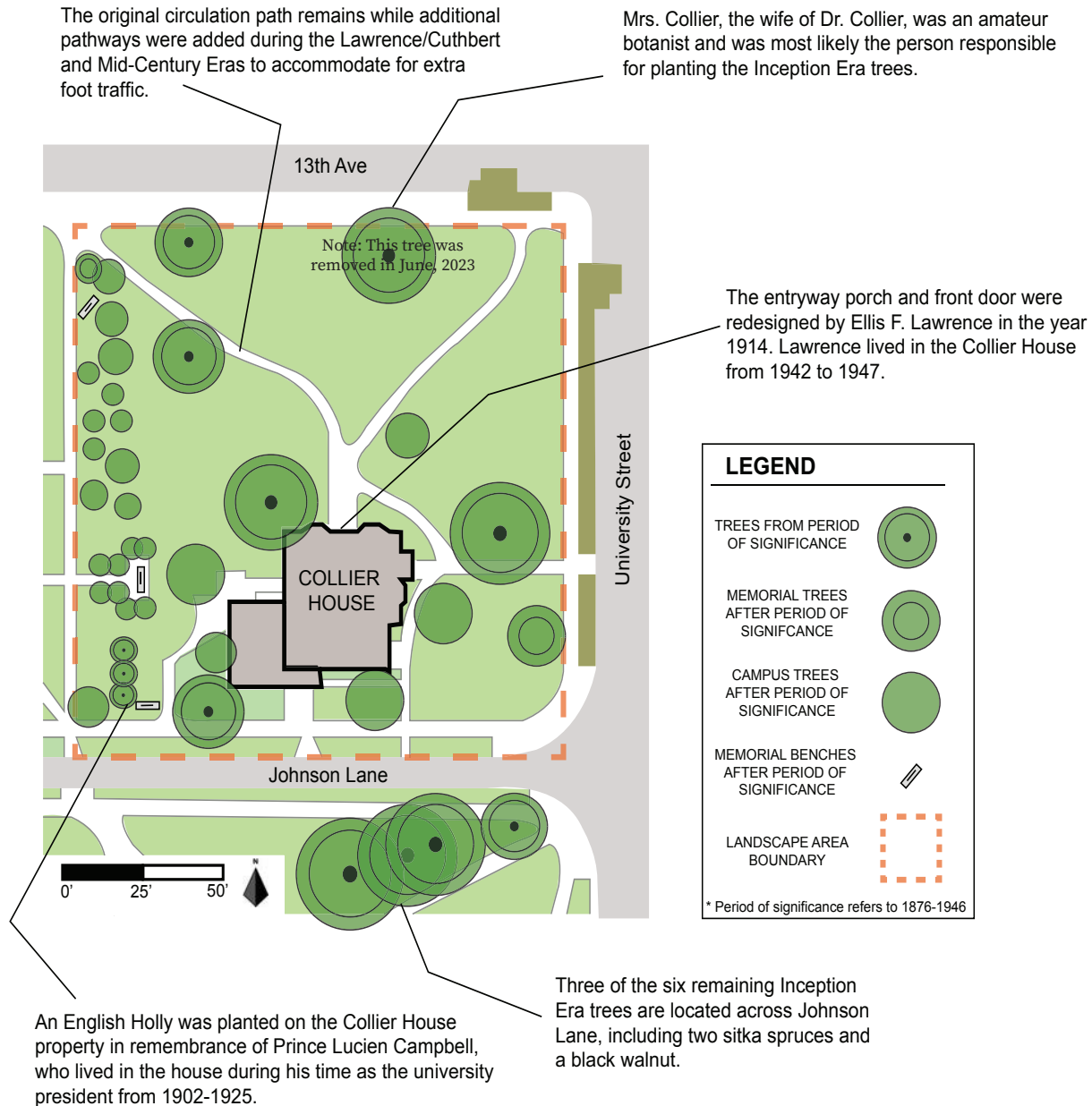


*View east towards the Erb Memorial Union, a principal destination from the Axis.*

# COLLIER HOUSE GREEN

## Landscape Resource Survey COLLIER HOUSE GREEN

**LANDSCAPE AREA SITE MAP** — Highlighting existing elements from the Period of Historic Significance (1876-1974).

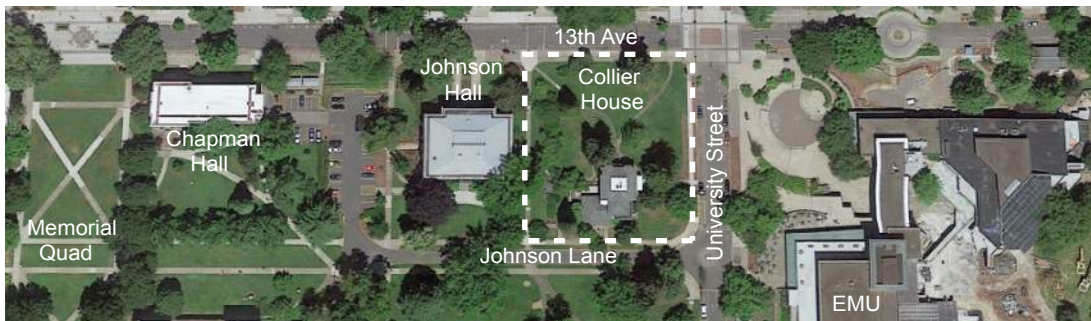



\* Note: Period of Historic Significance refers to the project period of 1876-1946

Landscape Resource Survey  
**COLLIER HOUSE**

**SUMMARY OF EXISTING HISTORIC FEATURES**

The Collier House sits at one of the most active corners of campus. To the north is 13th Avenue, which has long been the most used multifunctional axis on campus. Directly to the east is University Street, which ends when it connects to 13th Avenue, and to the south is Johnson Lane. All of these axes are multifunctional, serving transport needs for automobiles, bicycles, and foot traffic. Although the 130-year-old Collier House is located on a busy corner, the majority of use is from the occasional passerby who will use one of the circulation paths that lead around the house. The Collier House has had a number of different functions over the years. After the University of Oregon purchased the 9.5 acres of property in 1895 from the Collier family, the house became the university library from 1896-1900, it then became the permanent residence for the university's president until 1941, when it was then converted into a Men's Faculty Club from 1941 to 2003. During the Collier family's residence (1886-1895), there were roughly fifty trees, both native and ornamental planted by Mrs. Collier. The majority of the Inception Era trees were removed during the late 1900s, although six of the trees remain, including three sitka spruces, a grand fir, a weeping port orford cedar and a black walnut. Two of the sitka spruces and the black walnut are located across Johnson Lane to the south.



Aerial View from 2015 of Collier House 

At the intersection of 13th Ave and University St  
 looking south toward Collier House



At the intersection of University St and Johnson Lane  
 looking north west toward Collier House



## ■ RESOURCE HISTORY

### ERA(S) OF GREATEST SIGNIFICANCE

Designated Eras within the Period of Historic Significance (1876-1974) determined for this Survey are listed below. Check the era/eras determined to be of highest significance for this Landscape Area.

- ☒ Inception Era (1876-1913)  
☒ Lawrence/Cuthbert Era (1914-1946)  
☐ Mid-Century Era (1947-1974)

1908: Mary Spiller Hall women's dormitory constructed to the south of Collier House.

1914: Construction begins on Johnson Hall to the west of the home.

1925: Prince Lucien Campbell memorial hedge is planted between Collier House and Johnson Hall.

1941: Collier house becomes the Faculty Club. President's residence moves to the McMorran House.

### DATE(S) OF CONSTRUCTION DURING ERA(S) OF SIGNIFICANCE

1884: George H Collier purchases 9.5 acres of land from H.R. Kincaid.

1886: Construction of the Collier House completed, many trees including the currently existing sitka spruce, black walnut, grand fir, and weeping Lawson false cypress are planted by Mrs. Collier.

1896: Professor Collier retires; University purchases the house and grounds, renaming the structure "South Hall". Home becomes the school library and residence of UO President Charles Hiram Chapman and family.

### MAJOR ALTERATIONS OCCURRING AFTER ERA(S) OF SIGNIFICANCE

1950: Following the establishment of the EMU, Johnson Lane is constructed to the south of the house.

1951: Mary Spiller Hall removed.

1962: Inception-era sundial removed from site.

1963: Structural addition to the southwest corner of the building is completed. Exterior pathways are modified.

1980: Building name officially changed to Collier House.

2003: Faculty Club closes; home and grounds are used for meetings, classrooms, faculty offices, and music recitals.

### ERA DESCRIPTION:

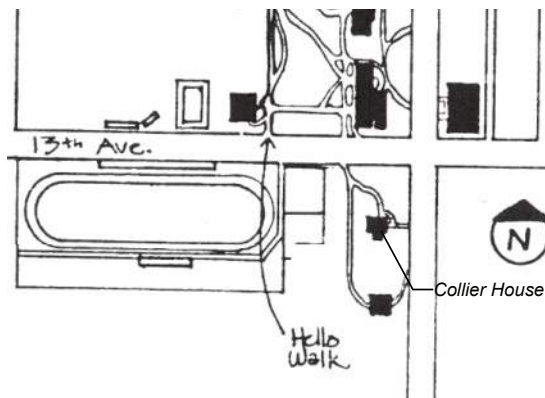
#### **The Inception Era (1876-1913)**

Harrison Rittenhouse Kincaid, son of Thomas Kincaid, owned the property prior to the construction of the Collier House and landscape. George H Collier, a professor of physics and chemistry who began work at the University of Oregon in 1879, purchased 9.5 acres of property south of campus from HR Kincaid in 1894 (Teague 2016). Construction of the house and landscape began in 1885, with the home being constructed in the 'Italianate' Victorian architectural style (UO Planning Office 2006). In 1886, the home was completed and the first annual 'Strawberry Supper' was held at the house. In the years from the completion of the house through the tenure of University President Prince Lucien Campbell (1902-24), the house and grounds became a

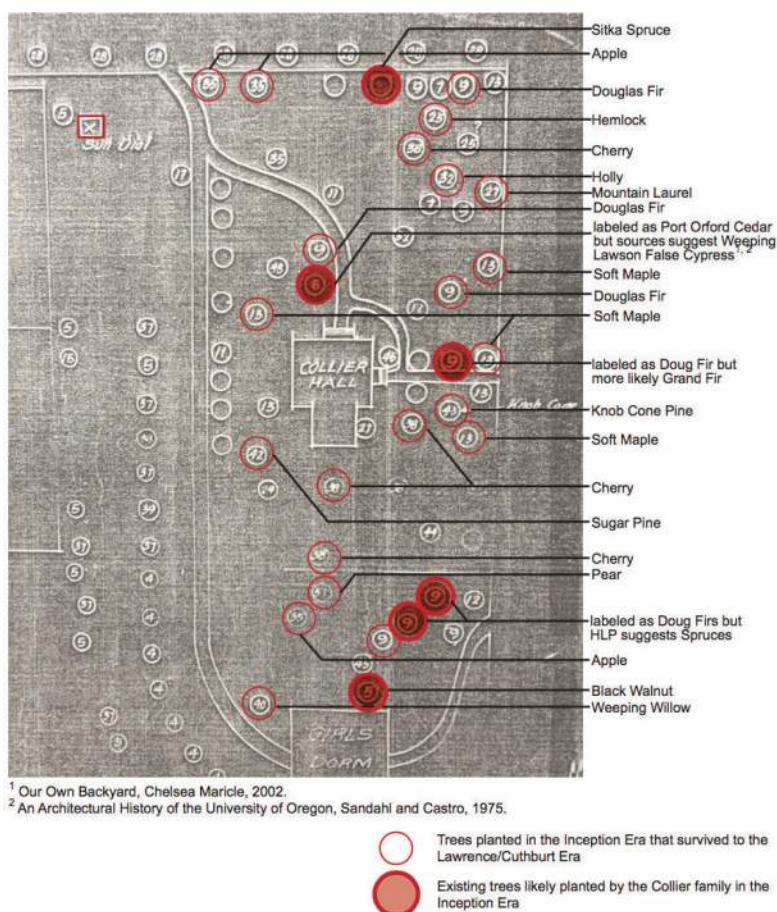
central location for events and gatherings within the university community. Professor Collier was a trained botanist, and he and Mrs. Collier extensively landscaped the original grounds (Historic Review Board 1976). Inception-era trees planted by the Collier family that exist through this day include: Sitka spruce, black walnut, grand fir, weeping Lawson false cypress, and English holly. Other tree species established during the inception era included: Douglas fir, mountain laurel, pear, knob cone pine, sugar pine, hemlock, soft maple, apple, and a cherry orchard (UO Campus Planning 2015). In May 1896, the University purchased the house and grounds from then-retired Professor Collier for \$5000. The structure and grounds became the official residence of the University

Landscape Resource Survey  
**COLLIER HOUSE**

President and began to house the school's library of 7,000 books (Teague 2016). Since its establishment in the Inception era, the landscape has embodied a distinctly residential character, with large open green spaces providing room for small gatherings between trees and specimen plantings. In 1908 a women's dormitory, Mary Spiller Hall, was constructed to the south of the home (Welch and Schaible 2007). An circulation pathway was established between 13th Avenue and a new hall that passed along the Western side of the home. Although commonly referred to as the "President's House" on inception era maps, the home was mentioned as "Collier Hall" in the 1910 edition of the Oregana (Teague 2016).



1913 Campus Diagram (Credit: UO Planning)



1913 Collier House Plan (Diagram Credit: UO Planning)

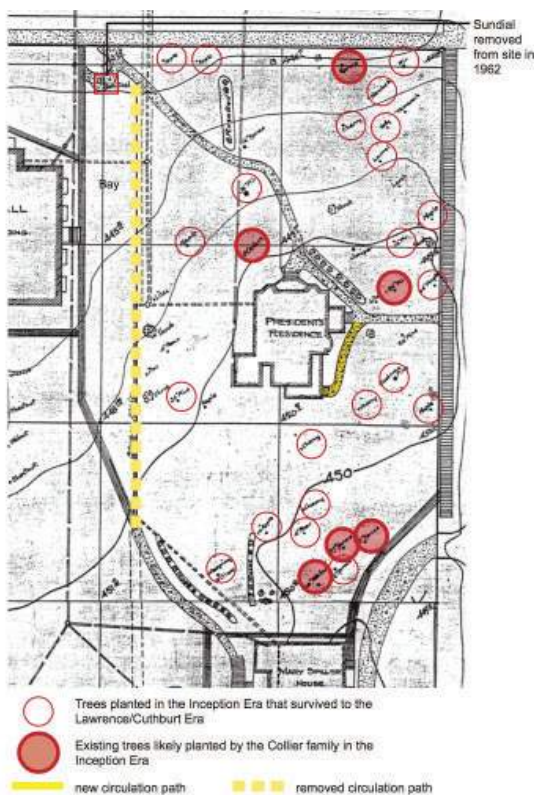
Landscape Resource Survey  
**COLLIER HOUSE GREEN**

**ERA DESCRIPTION:**

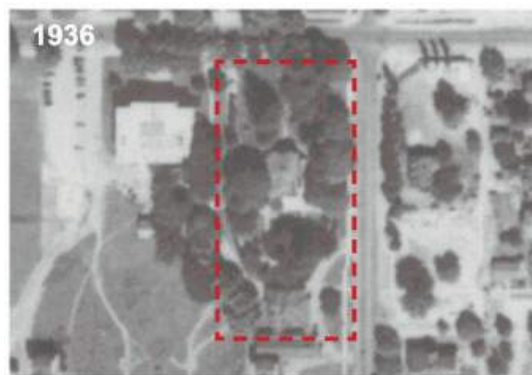
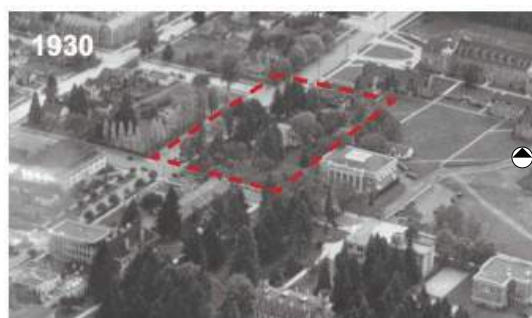
**The Lawrence/Cuthbert Era (1914-1946)**

Many small modifications to the Collier House and landscape were made during the occupancy of president Prince Lucien Campbell from 1902-25, including the modification and addition of porches that served as indoor-outdoor transitional spaces and functional rooms of the house (Teague 2016). In 1914, construction began on Johnson Hall to the west of the Collier House (Welch and Schaible 2007). At some point between 1913 and 1922, the circulation pathway connecting 13th avenue and the Collier House with Mary Spiller Hall was modified. A small pathway connecting the eastern porch to the rear of the house was also made (UO Planning Office 2015). Based on construction activities on the house by Ellis Lawrence during

this time, it can be asserted that these changes were also likely made during 1914 (UO Planning Office 2006). In 1925, following the death of Prince Lucien Campbell, a memorial hedge was planted between Collier House and Johnson Hall (Teague 2016). From 1932-38, the house was referred to as the "Chancellor's House", as UO had no active president (UO Planning Office 2006). In 1941, the McMorran house was established as the home of the University President, and the Collier House became known and used as the University Faculty Club, with upstairs residential units rented to male faculty (Teague 2016).



1922 Collier House Plan (Diagram Credit: UO Planning)



1930s Aerial Photos (Image Credit: UO Planning)



Landscape Resource Survey  
**COLLIER HOUSE**

**ERA DESCRIPTION:**

**The Mid-Century Era (1947-1974)**

Concurrent with construction of the Erb Memorial Union in 1950, the Johnson Lane axis to the south of the Collier House was constructed and opened to vehicular traffic. Shortly thereafter in 1951, Mary Spiller Hall was demolished but inception era trees were preserved (Teague 2016). In 1962, an inception-era sundial, which had existed on 13th Avenue between the Collier House and present day Johnson Hall, was removed. Also between 1962-63, a structural addition was made

to the southwestern corner of the house. Exterior pathways were adjusted accordingly to provide access to this classroom addition (UO Planning Office 2015). In 1958, the curvilinear pathway leading from corner of 13th Ave and University Street appears for the first time on a campus map, though based on aerial photography it is likely that this modification occurred between 1944 and 1958.



Collier House, East Side 1970 (Img.Credit: Oregon Digital Archive)

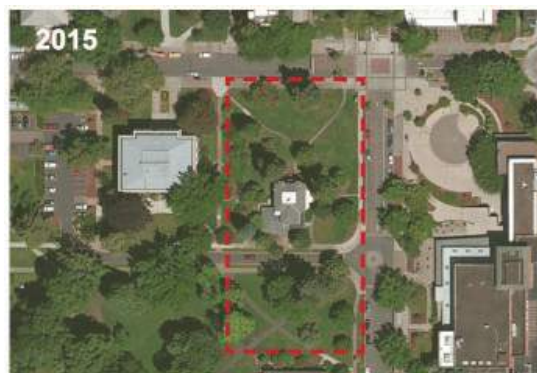


1955 Aerial Photo showing Johnson Lane Axis  
(Image Credit: UO Planning)

**ERA DESCRIPTION:**

**The Oregon Experiment Era (1975-present)**

In 1976, the Collier House was named a Eugene City Historic Landmark "because it acted as a structural and social anchor for the university by housing former presidents and chancellors" and is a significant structure chronicling Eugene's Victorian-era development period (UO Planning Office 2006). In 1980, the house and grounds were officially renamed the 'Collier House'. The site continues to be maintained by regular mowing, and historically significant vegetation has been preserved.



Contemporary Aerial Photos (Image Credit: UO Planning)

## ■ DESCRIPTION OF LANDSCAPE CHARACTERISTICS

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### LAND USE

The 9.5 acres of land Dr. Collier purchased and built his home on was once a cherry orchard. Little is known about the orchard but at the time of the Colliers settlement there were still a handful of cherry trees spread throughout the property. The Collier House, a circulation path and six of the original trees that the family had planted still remain on-site to this day. The green is currently used as open space that students and faculty are welcome to use, while the inside of the house is used for meetings and musical performances.

### DESIGN INTENT

Though there isn't an architect who has been identified for the design of the Collier House, it is believed that Dr. Collier was inspired by Warren Haywood Williams, the man responsible for designing Villard Hall. The original landscape design resembles the Gardenesque and Victorian 'Italianate' style, with open green turf and swaths of both native and ornamental plantings. Mrs. Collier most likely planted and designed the original landscape.

### SPATIAL ORGANIZATION

The house is set at southern end of the property which now ends at Johnson Lane. This creates a very formal arrival sequence if one is approaching the property from one of the north entry paths along 13th Avenue. Johnson Hall is located due west of the Collier House which is separated from the Collier property by a massing of hedges, shrubs and trees, along with a concrete footpath. The dissociation makes the Collier House appear free-standing and isolated; surrounded by green turf, stands of trees and outlined by a combination of roads and pathways.

### TOPOGRAPHY & SITE ORIENTATION

The house sits on a small mound that is slightly elevated above University St and 13th Avenue. The front green extends north toward 13th Avenue at a 6% slope from the edge of the house to the sidewalk on 13th Avenue. The eastern edge of the property has a steep sloping 4 foot ledge that meets the edge of the sidewalk on University

Street. When looking at the Collier House from University Street the house appears elevated above the major axis. The front facade of the house is north facing but the front green receives ample morning and early afternoon sun with areas of shade created by the 200 foot tall surrounding evergreen trees. The back facade of the house is south facing but shaded by three evergreen trees that create a screen between the house and Johnson Lane.

### VEGETATION

The vegetation on site is one of the most unique aspects of the entire property, as it tells the stories from different eras. There are three sitka spruces that date as old as the house, which were almost certainly planted by Mrs. Collier, an amateur botanist. One sitka spruce is located next to 13th Avenue, while the other two are across Johnson Lane, next to a black walnut also a contribution from the Collier family. The other two Inception Era trees are a grand fir, located on the east facade of the house, and a weeping port orford cedar, which shields the majority of the northwest facade of the house. Trees that were planted during the Lawrence/Cuthbert Era include: an English Holly hedge on the west edge of the property, a Japanese maple that is west of the sitka spruce along 13th Avenue, an incense cedar which is located thirty feet in front of the weeping port orford cedar and a port orford cedar located at the southwest corner of the house next to Johnson Lane. Since the Lawrence/Cuthbert Era many ornamental trees have been planted to the west of the house including flowering dogwood, a higan cherry and a large collection of both native and non-native rhododendrons. The most recent plantings include: a saucer magnolia and a western larch. The range of both native and non-native trees reflect the original design Mrs. Collier intended roughly 130 years ago.

### NATURAL SYSTEMS AND FEATURES

The Collier House property was once a cherry orchard which implies that the soil properties were most likely a mix of silty/clay/loam during the Inception Era. There is a possibility that the land was once covered in seasonal wetlands during periods of heavy rainfall. Though the house sits on

*Landscape Resource Survey*  
**COLLIER HOUSE**

a small mound, the south edge of the property, past Johnson Lane, is a low point where some of these wetlands may have been located. Today the land is most likely used by animals, notably squirrels and birds, that use the existing trees and shrubs as habitat and possibly food.

**BUILDINGS/STRUCTURES**

The only building on site is the Collier House, which was constructed in 1886. It has maintained its original design minus a few slight additions to the house such as the deck that extends around the west facade of the house. The front porch was re-designed in 1914 by Ellis F. Lawrence. The east facade of the house has a small outside sun room that is partially enclosed by glass windows. The design intent of the house reflects that of the Italianate style, which pairs eloquently with the landscape which has formal swaths of green lawn encompassing the entirety of the property with collections of tree plantings that break the formal lawn, displaying comparisons to the Gardenesque style. Johnson Hall is located to the west of the Collier House, however, the hall is hardly noticeable because of a large evergreen trees and a dense collection of shrubs and small trees planted along the west edge of the property. This gives the Collier House an isolated look, creating a concise focal area that celebrates the house and the wide collection of native and ornamental trees.

**SMALL-SCALE ELEMENTS**

*Describing elements such as monuments, markers, seating, fences etc.*

The only small scale elements found on site are a few commemorative plaques that honor faculty members who have passed away. On the east edge of the property a silver maple was planted with a small plaque beneath it. There are three benches on the west edge of the property that are along the sidewalk between the Collier House and Johnson Hall. Two of which are standard six foot long wooden benches, while the third is made of poured concrete and is bordered by a Chinese boxwood hedge. The space is enclosed by the large boxwood which creates a small landscape room for a private setting with the Collier House poised in the background.

**EDGE CONDITIONS AND ADJACENCIES**

The site is defined by hardscape edges of roads and concrete walkways. The eastern edge of the property is rather abrupt, with a sudden drop off from the mulch covered hillside to the sidewalk of University Street. University Street continues north where it intersects with 13th Avenue, while also continuing south well beyond Pioneer Cemetery. The north end of the property meets a sidewalk that runs along 13th Avenue. 13th Avenue extends from the eastern edge of campus to the western edge, making it the main through corridor at the university. The south edge of the property connects to Johnson Lane which leads to a small parking lot between Johnson and Chapman Halls.

**CIRCULATION**

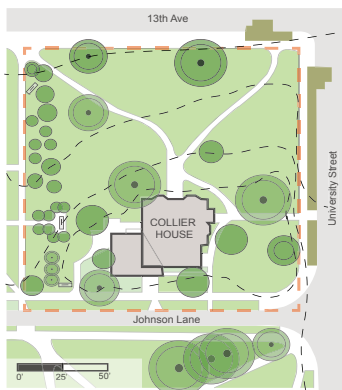
There are a number of concrete pedestrian pathways located around the Collier House property. The paths have a curved form, making for a casual, slow-paced stroll through the property. Each path leads around the house and then connects with the sidewalks of all of major axes including 13th Avenue, University Street and Johnson Lane. There is a separate, more standard concrete path between Johnson Hall and the Collier House that leads from 13th Avenue to Johnson Lane.



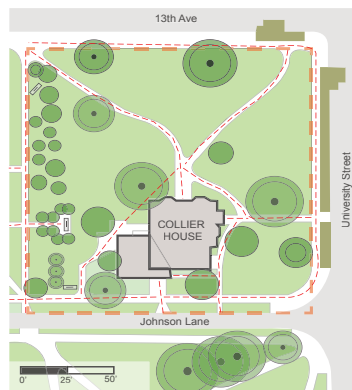
*Landscape Resource Survey*  
**COLLIER HOUSE GREEN**

**VIEWS/VISTAS**

Along the property's edge at the intersection of 13th Avenue and University Street there is a grand view of the Collier House property. The house is framed by the Inception Era evergreen trees, while the lawn appears to cascade from the bottom of the entryway to the edge of University Street and 13th Avenue. The south and east approaches are screened by evergreen trees that obstruct the view. The main view from the Collier House is from the entryway and looks north across the lawn and curving pathways to 13th Avenue.



*Property topography in two-foot intervals*



*Property circulation paths.*



*Significant views through the property.*

## ■ RELATIONSHIP TO TRAJECTORY OF LANDSCAPE ARCHITECTURAL HISTORY

Following its Inception Era establishment, the Collier House was continuously used as a dwelling through the Mid-Century. This land use, combined with its cultural period of establishment and the architectural style of the structure, has resulted in a site that to this day embodies the character of a residential home landscape. Of particular note to landscape tradition are the Gardenesque and Victorian 'Italianate' influences in the home grounds and architecture. Although there is no documented architect for the Collier house, this distinctly Victorian influence in the home's design has been attributed to Warren Haywood Williams, designer of Villard Hall (1886) and several 'Italianate' residences in Portland, OR (Historic Review Board 1976).

The Victorian stylistic movement was part of a greater cultural transition occurring in Europe and the United States at the time of the Collier House's construction. New cultural perceptions following advances in technology, scientific understanding, and industrialization began to emerge during this period, and designers of buildings and landscape began to reconcile new intellectual knowledge with classical forms. Begun in England, the Victorian cultural movement translated to landscape architecture practice as an evolution of the Picturesque through figures like John Claudius Loudon and his notion of the Gardenesque. The Gardenesque emerged as a result of the opportunities presented by the importation of exotic plant species from British colonies. The growth, concerted cultivation, and display of exotic species began to emerge as bold declarations of intellectual pride and social capital by emerging middle classes in England and the United

States (Rogers 2001). The Collier House itself can be recognized as a landscape with strong corollaries to the Gardenesque.

An exemplary Gardenesque landscape from the Victorian period that shares formal and ideological traits with the Collier House is the Derby Arboretum. The arboretum, laid out in 1839 and located in Derby, England, was designed with serpentine pathways that meander through a turf-dominated landscape in a similar fashion to the circulation pathways of the Inception-Era Collier House landscape. The Derby arboretum and Collier House landscape were each dappled with exotic plant and tree species, displayed in ways that would be educational, aesthetically pleasing to park visitors, and lead to co-mingling of people from different classes in the industrial city. The Derby arboretum landscape essentially served a symbol of British imperialism and intellectual prowess: of global travel and trade (Rogers 2001). In addition to Mr. Collier's role as a Professor of Physics and Chemistry, Mrs. Collier was a trained botanist who made many key decisions regarding landscape design surrounding the home grounds (Historic Review Board 1976). It can be interpreted that this highly educated, middle-class couple capitalized on the opportunity presented by their travels to the Oregon frontier to collect and cultivate unique plant species on their 9.5 acre property. The design of their landscape in the late 19th century was a means to not only display their own intellectual prowess and middle-class status, but also to provide the university community with the opportunity to observe and learn more about the diversity and richness of the natural world.



Collier House 1980; Credit: Oregon Digital Archive



Derby Arboretum  
(Accessed from: <http://www.visitderby.co.uk/>)

■ **DETERMINATION OF SIGNIFICANCE**

---

**CURRENT HISTORIC DESIGNATION**

- ☒ City Landmark
- ☐ National Register - full listing  
name: Library & Memorial Quad
- ☐ National Register - partial listing  
name:
- ☐ National Historic Landmark
- ☐ No historic designation

**NATIONAL REGISTER CRITERIA**

**Criterion A: Significant Events**

*Describe events with the landscape area that have influenced the broad patterns of campus history.*

Since the Inception Era the Collier House and grounds have been a consistent location of formal and informal University of Oregon events including meetings, parties, and the 1886 Junior Class "Strawberry Supper" (Historic Review Board 1976). Today the Collier landscape remains an integral open space venue for campus events such as the annual University Day celebration.

**Criterion B: Significant People**

*Describe connections with the lives of significant persons, including designers.*

The Collier House landscape meets the description of criterion B for its association with the original owners and inhabitants of the home and property, Dr. and Mrs. Collier (1884-1896), who planted various tree species on the property that remain to this day. University president Prince Lucien Campbell (1902-1925) modified the Collier House pathways and the holly hedge planted between Johnson Hall and the Collier House was planted in memory of him.

**Criterion C: Distinctive Characteristics**

*Describe elements that embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values.*

Not Applicable

**LEVEL OF SIGNIFICANCE**

Rank the landscape area in term of its level of contribution to the historic significance of the university campus as a whole.

- ☐ High Significance  
*Considerable contribution to the history of the campus and its growth.*
- ☒ Medium Significance  
*Noteworthy contribution the history of the campus and its growth.*
- ☐ Low Significance  
*Discernable contribution to the history of the campus and its growth.*
- ☐ Very Low/No Significance  
*No discernable importance to the history of the campus and its growth.*



Landscape Resource Survey  
**COLLIER HOUSE**

■ **DETERMINATION OF INTEGRITY**

*Integrity of the Landscape Area is evaluated based on the retention of the historic characteristics described in the categories below.*

**LOCATION / SETTING**

*Are important elements still in their original location and configuration?*

The original landscape design was most likely linked to Mrs. Collier's fascination with botany and treated as a test site for species she was interested in. Many of these species remain on the property, however, others have matured and died.

Additions to the landscape were made by Prince Lucien Campbell during the Lawrence/Cuthbert Era including the easternmost path connecting the house to the corner of 13th Avenue and University Street.

Many important elements of both the landscape and the structure are in the original location as they relate to the eras of significance.

**DESIGN**

*How has the general structure of the landscape changed since its period of significance?*

The overall design and structure of the Collier House green remains intact as it relates to the eras of significance. Minor plantings have been added but nothing that greatly disturbs the original design intent. The green is managed and the remaining historic tree species are maintained.

**MATERIALS**

*Are original materials/vegetation that were used to structure and shape the landscape still present?*

Notable historic vegetation remain integral to the Collier House landscape including the Sitka spruce,

grand fir, weeping Lawson false cypress, Japanese maple, incense cedar, port orford cedar and English holly.

**WORKMANSHIP**

*Does the landscape retain characteristic workmanship from the period of significance?*

The landscape retains elements of workmanship reminiscent of the eras of significance. Small groupings of plantings remain that draw from the university's Italianate design of the Inception Era and curvilinear paths were common to the Lawrence/Cuthbert Era.

**FEELING**

*Does the landscape evoke the period of significance?*

In the *Request for Consideration as a Historic Landmark* the landscape of the Collier house was noted as contributing to the feel of the property and "continue to be an important feature of the Collier House." The large trees, small groupings of vegetation and open lawn relate most to the feeling evoked by other Inception Era landscapes.

**ASSOCIATION**

*Is it possible to associate elements of the landscape with significant people/events?*

The Colliers and Prince Lucien Campbell were responsible for most of the landscape elements. The Colliers for the vegetation and Campbell for the curving pathways.

■ **INTEGRITY & CONDITION FINDINGS**

**HISTORIC INTEGRITY**

**Determine the level of historic integrity, based on the Era(s) of Significance – check one**

- ☐ **Excellent Integrity**  
*Retains a very high percentage of original fabric, and the original design intent is apparent.*
- ☒ **Good Integrity**  
*Retains a significant percentage of original fabric, with a discernable design intent.*
- ☐ **Fair Integrity**  
*Original fabric is present, but diminished.*
- ☐ **Poor Integrity**  
*Contains little historic fabric, and the original design intent is difficult to discern.*

**OVERALL CONDITION OF LANDSCAPE AREA**

**check one**

- ☐ **Excellent**
- ☒ **Good**
- ☐ **Fair**
- ☐ **Poor**

## ■ RESOURCES

---

*List all primary sources used (plans, maps, surveys, photographs, drawings, newspapers, periodicals, and autobiographies) and secondary sources (books, theses, guidebooks).*

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Welch, Dustin and Daniel Schaible. *Landscape Resource Survey: Johnson Lane Axis*. University of Oregon Campus Heritage Landscape Plan. Eugene, OR: University of Oregon. 2007.

Survey research by Beau Black, Keegan Oneal and Kelly Stoecklein.

Survey form completed in Spring 2016 by University of Oregon students in Landscape Architecture 4/510: History of Landscape Architecture II, taught by Prof. Mark R. Eischeid and assisted by Ellee Stapleton (GTF) and Gini Piercy (Visiting Instructor).

## APPENDIX A - HISTORIC RANKING METHODOLOGY

excerpt from pp. 44-46 of the *Campus Heritage Landscape Plan: 1.0 Landscape Preservation Guidelines and*

### Significance:

*“the meaning or value ascribed to a structure, landscape, object, or site based on the National Register criteria for evaluation...”*

### Integrity:

*“the authenticity of a property’s historic identity, evinced by the survival of physical characteristics that existed during the property’s historic or prehistoric period...”*

Source: National Park Service, Guidelines for the Treatment of Cultural Landscapes, p. 5

Integrity criteria evaluated for each of the twenty-one landscape areas surveyed:

**Location/Setting** – Are important elements still in their original location and configuration?

**Design** – How has the general structure of the landscape changed since its period of significance?

**Materials** – Are original materials/vegetation that were used to structure and shape the landscape still present?

**Workmanship** – Does the landscape retain characteristic workmanship from the period of significance?

**Feeling** – Does the landscape evoke the period of significance?

**Association** – Is it possible to associate elements of the landscape with significant people or events?

### SIGNIFICANCE

The actual evaluation of significance was based upon the process developed for listing in the National Register of Historic Places, in which a resource must demonstrate significance based upon one or more of the following criteria:

- A. Association with significant events that have made a significant contribution to the broad patterns of campus or community history.
- B. Association with significant persons.
- C. Distinctive architecturally because it
  - embodies distinctive characteristics of a type, period, or method of construction;
  - represents the work of a master;
  - possesses high artistic value; or
  - represents a significant and distinguishable entity whose components may lack individual distinction.

(Note: Criterion D, which addresses archaeological significance, was not applicable to any campus resources.)

Four levels of significance were designated and used to rank each historic resource. The levels and their criteria were:

- high significance – considerable contribution to the history of the campus and its growth.
- medium significance – noteworthy contribution the history of the campus and its growth.
- low significance – discernible contribution to the history of the campus and its growth.
- very low significance/no significance – no discernible importance to the history of the campus and its growth.

There is always room for debate about a resource’s level of significance, as this determination is not a strictly objective exercise. Though the rationale for determining a specific level might never be entirely irrefutable, it should be dependable. It also needs to be recognized that a resource’s significance might change as important connections to the campus character are eventually realized or discovered.

### INTEGRITY

Integrity is the degree to which the key elements that comprise a resource’s significance are still evident today.

Evaluation of integrity is based upon the National Register process--defining the essential physical features that represent it’s significance and determining whether they are still present and intact enough to convey their significance. For example, if a building is deemed significant because of its exterior detailing and materials (criterion



Criteria were developed and used in the survey process to help determine each landscape area's level of integrity (described at left).

Integrity is ascertained based on the specific era (or eras) of significance for that particular landscape area. Four levels of integrity were established and applied to each landscape area:

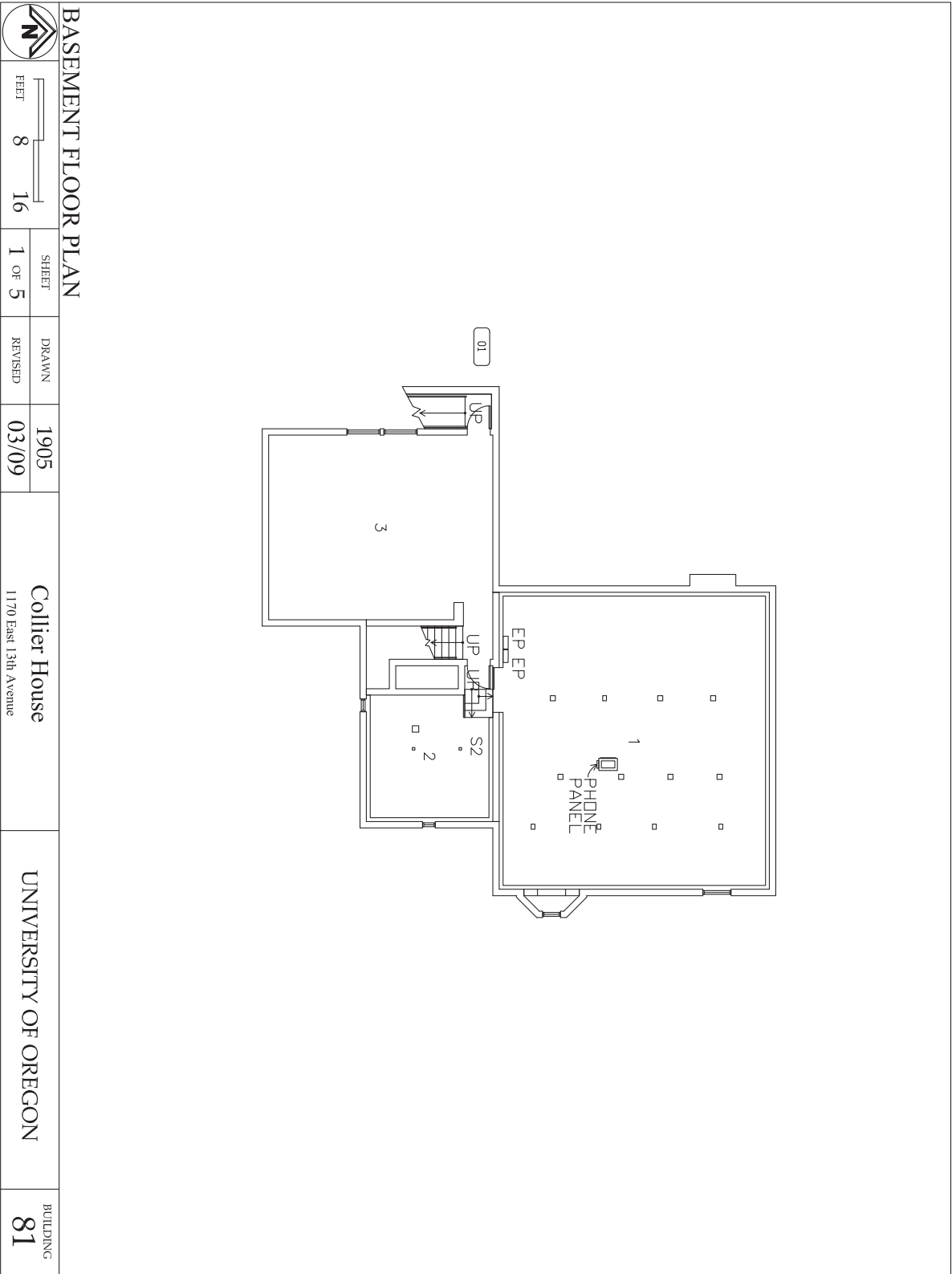
- excellent integrity – retains a very high percentage of original fabric, and the original design intent is apparent.
- good integrity – retains a significant percentage of original fabric, with a discernible design intent.
- fair integrity – original fabric is present, but diminished.
- poor integrity – contains little historic fabric, and the original design intent is difficult to discern.

## RANKING LEVELS

Historic rankings were determined by evaluating two factors: the resource's historic significance and its integrity. Using a matrix (below), an historic ranking for each resource was determined based on one of four ranking levels: primary, secondary, tertiary, and non-contributing.

<div> <div> <input checked="" type="checkbox"/> </div> <div> <b>Primary Ranking</b>  Resources that have a high level of historic significance and excellent or good integrity (likely to be eligible for listing in the National Register). </div> </div> <div> <div> <input type="checkbox"/> </div> <div> <b>Secondary Ranking</b>  Resources that have a reduced level of significance and good or excellent integrity. Also, resources that have a high level of historic significance but fair integrity (possibly eligible for listing in the National Register). </div> </div> <div> <div> <input type="checkbox"/> </div> <div> <b>Tertiary Ranking</b>  Resources that have a reduced (medium) level of historic significance but compromised (fair) integrity. Also, resources that have integrity but lack noteworthy significance at this time as an individual resource. These resources could contribute to the historic significance of a large grouping or district, though they are likely not eligible for listing individually in the National Register. </div> </div> <div> <div> <input type="checkbox"/> </div> <div> <b>Non-Contributing Ranking</b>  Resources that lack noteworthy significance or have severely compromised integrity. They do not contribute to the historic significance of a large grouping or district and are not eligible for listing in </div> </div>				
	high historic significance	medium historic significance	low historic significance	very low or no historic sig.
excellent integrity	primary ranking	secondary ranking	tertiary ranking	non-contributing
good integrity	primary ranking	secondary ranking	tertiary ranking	non-contributing
fair integrity	secondary ranking	tertiary ranking	tertiary ranking	non-contributing
poor integrity	non-contributing	non-contributing	non-contributing	non-contributing
Matrix used to determine the historic ranking levels for the landscape areas and buildings under study.				

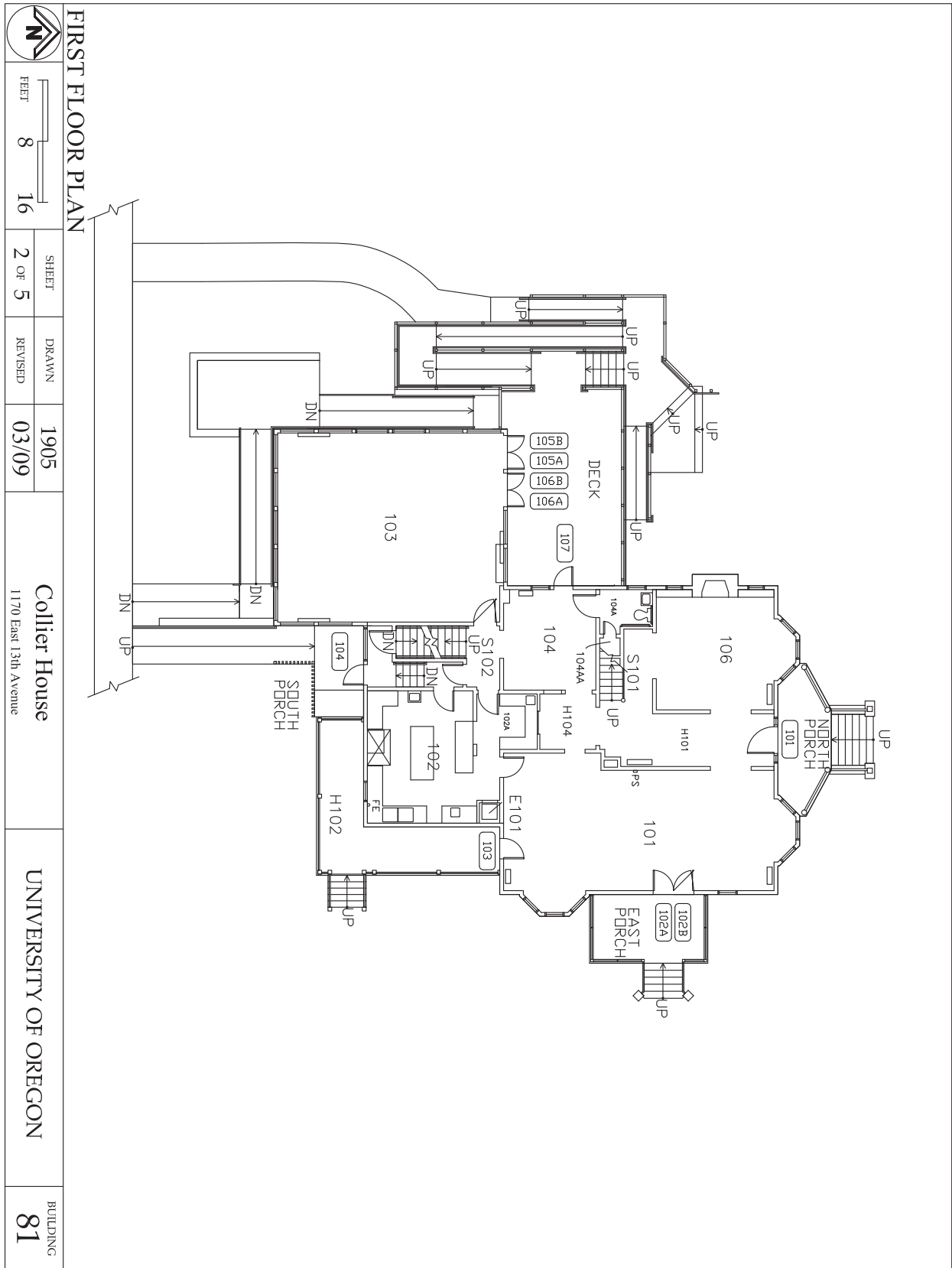
APPENDIX B - 1946/1963/2009 FLOOR PLANS



BASEMENT FLOOR PLAN (2009)

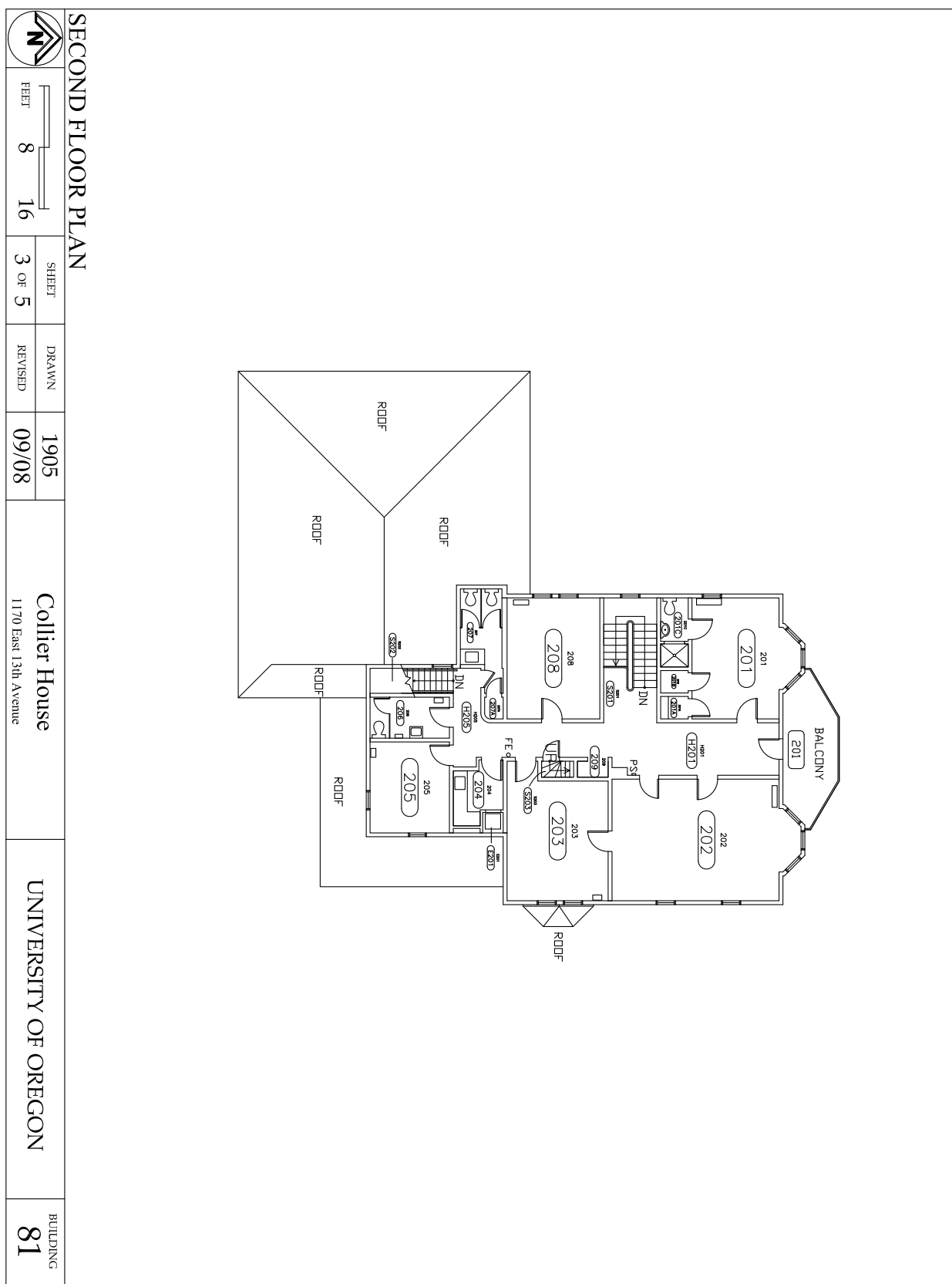




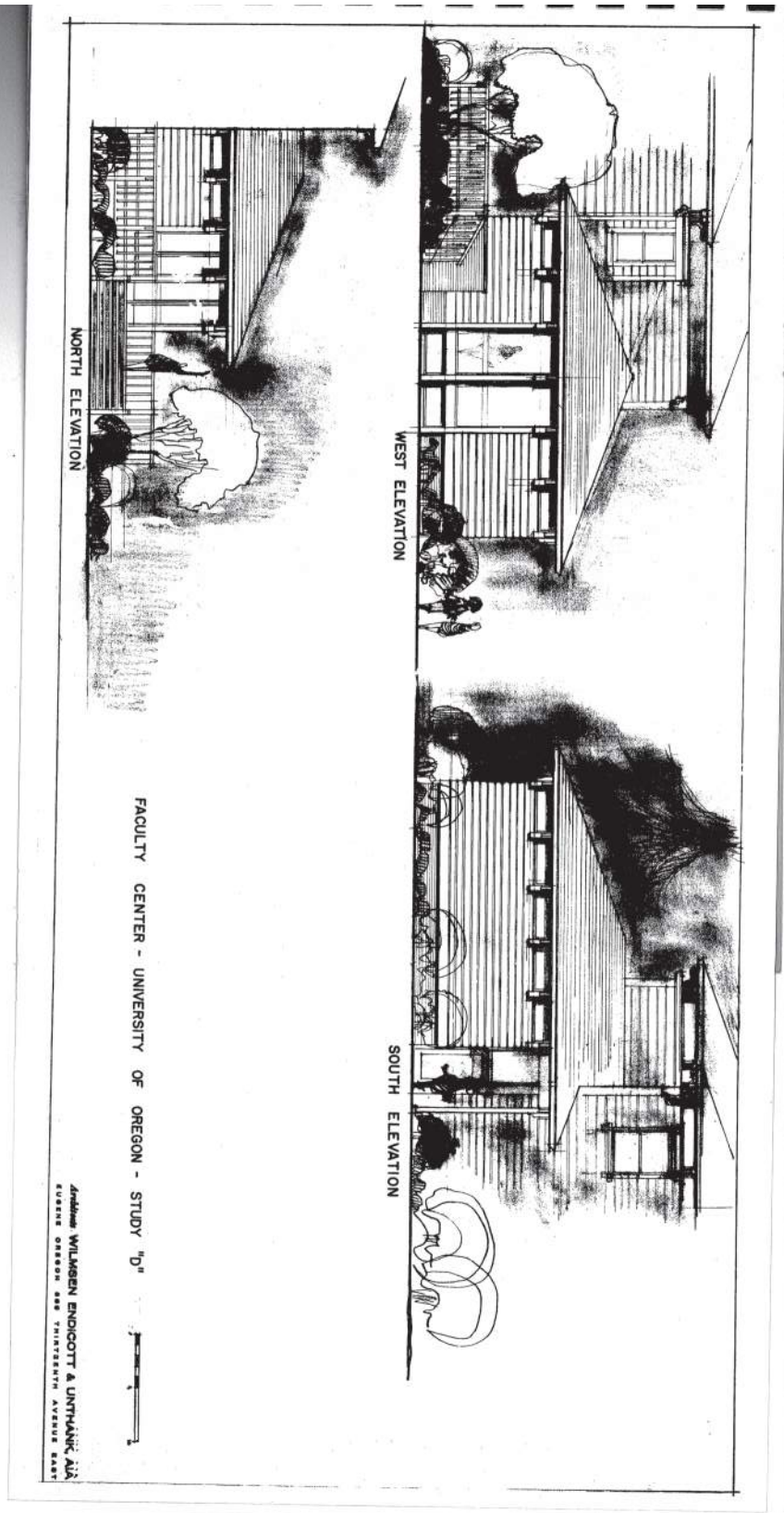


FIRST FLOOR PLAN (2009)









Unthank (Collier House Addition) Elevation Drawings, c1963

Unthank (Collier House Addition) Floor Plan, c1963

## APPENDIX C - 4.0 SURVEY OF BUILDINGS, COLLIER HOUSE

### HISTORIC RESOURCE SURVEY FORM

University of Oregon Cultural Resources Survey  
Eugene, Lane County, Oregon  
Summer 2006, updated 2025

#### RESOURCE IDENTIFICATION

Current building name: Collier House  
Historic building name: South Hall, President's House, Chancellor's House, Faculty Club  
Building address: 1170 East 13th Ave.  
Ranking: Primary

#### ARCHITECTURAL DESCRIPTION

Architectural style classification: Italianate  
Building plan (footprint shape): irregular  
Number of stories: 2  
Foundation material(s): brick  
Primary exterior wall material: horizontal wood drop siding  
Secondary exterior wall material: none  
Roof configuration/type: hip  
Primary roof material: asphalt shingle  
Primary window type: single hung sash, one over one  
Primary window material: wood  
Decorative features and materials: cornices, frieze panels, porch columns, porch balustrade, see comments below for more details  
Landscape features: perimeter shrubs, winding concrete path, memorial hedge on west side, evergreen trees  
Associated resources: Prince Lucien Campbell memorial hedge (1925); 13th Ave. Axis, Johnson Lane Axis and University Street Axis  
Comments: This Italianate house has extensive decorative features, including wood fretwork balcony railing, round columns with capitals and entablature with dental course, porch balustrade (enclosed at portion of the east porch), second story bracketed window crowns, leaded fanlight and sidelights surround front door, decorative eave brackets on main house and small eave brackets on dining room addition. The accessible ramp/porch addition on the west facade is a simple, reversible, wood structure with slatted railing and lattice work.

#### ARCHITECTURAL HISTORY

Date of construction: 1886  
Architect: Unknown  
Builder/Contractor: Unknown  
Moved? (yes/no): No                      Date of move(s): N/A  
Description/dates of major additions/alterations: 1914: front porch and door rebuilt; 1930: associated barn razed; 1930s: east porch glassed in; 1932: fireplace added; 1935: east porch altered; 1950: associated garage razed; 1963: addition of dining room and porch on southwest side; multiple interior renovations throughout the life of the building but 1926, 1938, 1963, 1993, 2004 are notable.

**HISTORICAL ASSOCIATIONS & SIGNIFICANCE**

Original use(s) or function(s): Residence

Current use(s) or function(s): Classrooms/Offices

Area(s) of significance: Education, Architecture

Period of significance: 1896-1925

Statement of Significance (use continuation sheet if necessary):

Dr. George Haskell Collier was a Physics professor at the University of Oregon from 1879-1895 and had bought 9.5 acres of land adjacent to the school for his family's residence. The Collier House was completed in May 1886, probably by the Collier family and based on pattern books and/or builder's guides for the layout and style; no architect or builder is documented. Some people suggest a stylistic influence of architect Warren Haywood Williams, however, there is no documentation to verify this link. The original house had no indoor plumbing but did have a fountain. There was extensive surrounding vegetation, including an orchard. According to the Collier House Restoration Proposal, remnants of the original landscape include the false cypress, sitka spruce, big leaf maple, Japanese maple, English Holly. In addition, the memorial hedge, donated in 1925 memory of Prince Lucien Campbell, is intact. Soon after the house was completed, it began to play a central role for community gatherings, meetings and parties. In 1896, Professor Collier retired from the University and sold the house, barn and acreage to the school for \$5,000. At this point, the UO President Charles Hiram Chapman moved into the upstairs with his family and the University library holdings were moved into the downstairs. From 1896-1900, the building was referred to as South Hall. In 1900, the Board of Regents voted to have it permanently house the university president and thus it became the President's House. During the occupancy of president Prince Lucien Campbell (1902-1925), a variety of small changes were made throughout the building. A room and bath were added to the southwest bedroom, the front stairs were remodeled, and a sleeping porch was placed above the drying porch. Ellis Lawrence redesigned the front porch and door in 1914, with the help of an architecture student Walter Enos Church. A fireplace was added to the west wall in 1932, which involved the rearrangement of some windows. Many accounts characterize the building as a center of social activity for the university during this period. After Campbell's death in 1925, the building was refinished prior to the next president's occupancy. The house was referred to as the Chancellor's House between 1932-1938 while the University was without a president. Around this same time, the barn was razed and a two-car garage was added to the south side (where the current dining room addition is located), the east porch was enclosed with glass, improved baths were added to the second story with exposed pipe work on the west side, and steam radiators replaced the wood basement furnace. In 1941, the Collier House became the Faculty Club. The associated renovations include turning the northwest parlor into a library and the southwest bedroom addition into a billiards room. The upstairs rooms were rented out to male faculty and the downstairs was used for meetings, special events and a restaurant. (see Continuation Sheet 1)

**NATIONAL REGISTER ELIGIBILITY ASSESSMENT**Historic Significance (check one): ☒ High ☐ Medium ☐ Low ☐ Very Low or NoneIntegrity (check one): ☐ Excellent ☒ Good ☐ Fair ☐ PoorCondition (check one): ☐ Excellent ☒ Good ☐ Fair ☐ PoorBuilding designation: ☒ City Landmark ☐ National Register ☐ National Historic Landmark ☐ Not listedPreliminary National Register eligibility findingsBuilding is potentially eligible: ☒ Individually or ☐ As a contributing resource in a district only

If eligible individually, applicable criteria (check all that apply):

☒ A. Associated with significant events☒ C. Distinctive architecturally☐ B. Associated with significant persons☐ D. Archaeologically importantIf applicable, building qualifies under NR Criterion Considerations: ☐ Yes ☐ No If yes, which apply:Building is NOT eligible: ☐ Intact but lacks distinction or ☐ Altered/loss of integrity or ☐ Not 50 years old



**DOCUMENTATION**

Indicate resources consulted when researching this building (check all that apply):

- |   |  |  |
|---|--|--|
| <input checked="" type="checkbox"/> University archives | <input checked="" type="checkbox"/> UO Planning Office files | <input checked="" type="checkbox"/> Newspapers           |
| <input checked="" type="checkbox"/> Sanborn maps        | <input type="checkbox"/> Building permits                    | <input type="checkbox"/> SHPO files                      |
| <input type="checkbox"/> State Archives                 | <input type="checkbox"/> State Library                       | <input type="checkbox"/> State Historic Society          |
| <input type="checkbox"/> Local Historic Society         | <input type="checkbox"/> Personal interviews                 | <input checked="" type="checkbox"/> Historic photographs |
| <input type="checkbox"/> Biographical encyclopedias     | <input type="checkbox"/> Obituary indexes                    | Other  |

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(see Continuation Sheet 2)

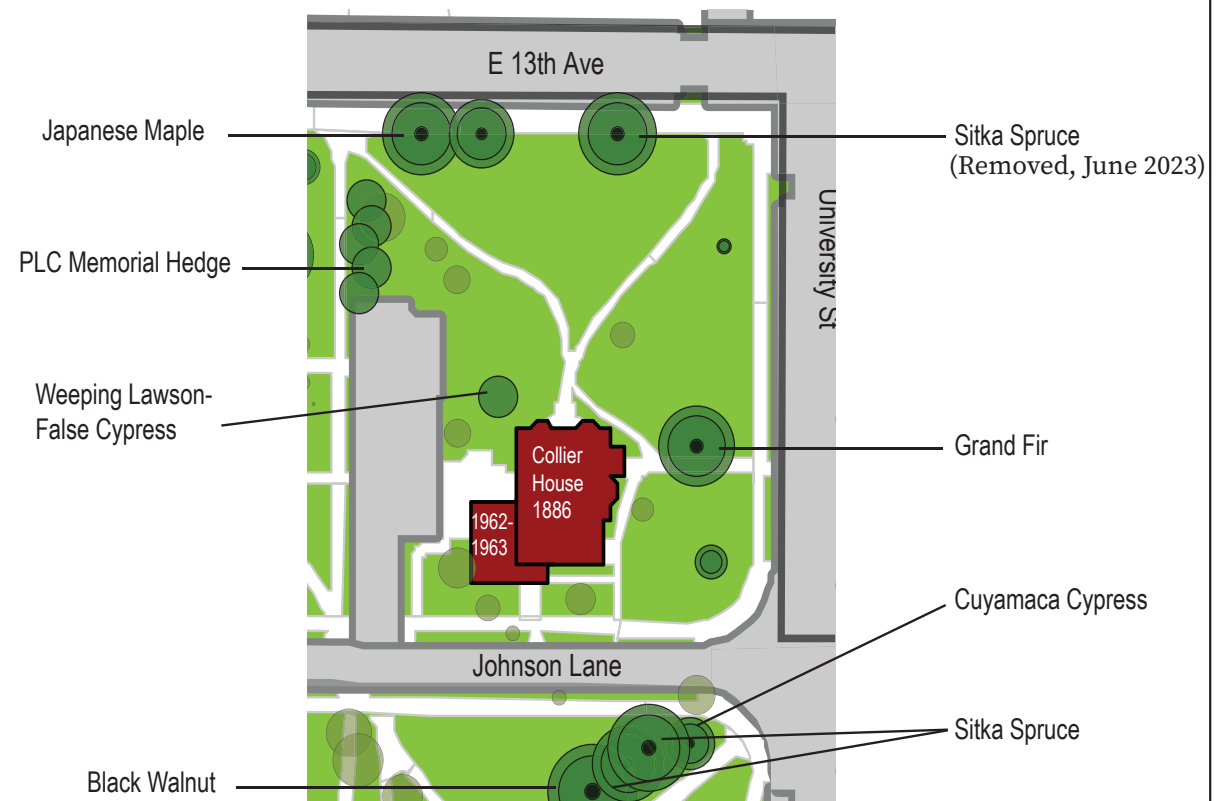
**RECORDING INFORMATION**

Researched: Kathleen Mertz and Elise Mendonca, Winter 2006  
 Recorded: Susan Johnson and University Planning Office, Summer 2006  
 Photo number or name:

**PHOTOGRAPH**



**SITE PLAN**



**HISTORIC RESOURCE SURVEY FORM**

University of Oregon Cultural Resources Survey  
 Eugene, Lane County, Oregon  
 Spring 2006, Updated 2025

**Continuation Sheet 1**

<b>Section</b>	<b><u>Statement of Significance</u></b>	<b>Page <u>2</u></b>
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This use led to the demolition of the garage and bedroom on the southwest corner to make room for a large dining room addition in 1963 by Eugene architects Wilmsen, Endicott & Unthank. A billiards room was housed below the dining room, the wood porch was added to the north side, the south stairs were remodeled and other miscellaneous interior modifications were made to support the dining room facilities. This is the general state of the building today although the Faculty Club closed in 2003. It now is used for faculty offices, classrooms and small music recitals. In 1980 the University officially changed its name to the Collier House. (see "Collier House Restoration Proposal" for more details)

In 1976, it was made a Eugene City Historic Landmark. This building has good integrity, including original historic fabric, its original location, and obvious high level of craftsmanship. It is significant to the development of the University Campus because it acted as a structural and social anchor for the university by housing former presidents and chancellors. Moreover, it has architectural significance as a remnant of the late-Victorian era of Eugene's development. It is ranked as a primary resource by the UO.

**HISTORIC RESOURCE SURVEY FORM**

University of Oregon Cultural Resources Survey  
 Eugene, Lane County, Oregon  
 Spring 2006, Updated 2025

**Continuation Sheet 2**

<b>Section</b>	<b><u>Bibliography</u></b>	<b>Page <u>3</u></b>
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## **APPENDIX D - SECRETARY OF THE INTERIOR'S STANDARDS FOR REHABILITATION**

The Standards for Rehabilitation (codified in 36 CFR 67 for use in the Federal Historic Preservation Tax Incentives program) address the most prevalent treatment. “Rehabilitation” is defined as “the process of returning a property to a state of utility, through repair or alteration, which makes possible an efficient contemporary use while preserving those portions and features of the property which are significant to its historic, architectural, and cultural values.”

### **THE SECRETARY OF THE INTERIOR'S STANDARDS FOR REHABILITATION**

The Standards (Department of Interior regulations, 36 CFR 67) pertain to historic buildings of all materials, construction types, sizes, and occupancy and encompass the exterior and the interior, related landscape features and the building's site and environment as well as attached, adjacent, or related new construction. The Standards are to be applied to specific rehabilitation projects in a reasonable manner, taking into consideration economic and technical feasibility.

1. A property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment.
2. The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.
3. Each property shall be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other buildings, shall not be undertaken.
4. Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved.
5. Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a property shall be preserved.
6. Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture, and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical, or pictorial evidence.
7. Chemical or physical treatments, such as sandblasting, that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible.



8. Significant archaeological resources affected by a project shall be protected and preserved. If such resources must be disturbed, mitigation measures shall be undertaken.
9. New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.
10. New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

## APPENDIX E - CITY OF EUGENE ZONING MAP FOR COLLIER HOUSE



## APPENDIX F - INTERIOR ART & FURNITURE INVENTORY

### **Item Identification**

**Item:** *Collier House*

**ID#:** B0081.01

**Artist:** Unknown

**Date:** American, ca. 1880-1910

**Media:** Black and white photograph

**Dimensions:** 4" x 6"

*University Property*

**Room Location:** Room 106, Mantel



**Description:** Old, black and white photograph of the collier house from the early 20th century. You can still see the garage, and there is a figure out front. No buildings or trees nearby.

### **Item Identification**

**Item:** *Portrait of George Haskell Collier*

**ID#:** B0081.02

**Artist:** Warrick, E.M.

**Date:** American, no date

**Media:** Oil on Canvas

**Dimensions:** 28" x 24"

*University Property*

**Room Location:** Room 106, Mantel



**Description:** George Haskell Collier, portrait painting, dark brown hair, wearing a dark blue jacket with a white shirt and dark background.

### **Item Identification**

**Item:** *Untitled*

**ID#:** B0081.03

**Artist:** Curtis, Earle

**Date:** American, 1947

**Media:** Oil on Canvas

**Dimensions:** 28.5" 34.5"

**Room Location:** Hallway 101

*University Property*

**Notes:** UO Graduate Student (MFA, 1949)

**Description:** Abstract oil painting, slight resemblance of a cubist abstraction of a person? Dark blues and pale yellow tones dominate. On the back side, there is another painting. It looks like it was double sided.



### **Item Identification**

**Item:** *Photograph of man with beard (likely George Collier)*

**ID#:** B0081.06

**Artist:** Unknown

**Date:** American, no date

**Media:** Black and white photograph

**Dimensions:** 8-1/4" x 6"

**Room Location:** Room 106, mantel

*University Property*

**Description:** Black and white photograph of a bearded





**Item Identification**

**Item:** *Portrait of Sybil Augusta Collier*

**ID#:** B0081.07

**Artist:** Warrick, E.M.

**Date:** American, no date

**Media:** Oil on Canvas

**Dimensions:** 28" x 24"

**Room Location:** Room 106, mantel

*University Property*

**Description:** Oil painting of Sybil Augusta Collier in a blue dress.



**Item Identification**

**Item:** *Untitled*

**ID#:** B0081.22

**Artist:** Koch, Neil

**Date:** American, ca. 1951

**Media:** Oil on Canvas

**Dimensions:** 29" x 35"

**Room Location:** Hallway 201

*University Property*

**Description:** Abstract oil painting





### **Furniture Identification**

**Item:** Two tables and six chairs

**ID #:** B0081.09

**Style:** American

**Dimensions:** Overall 63 5/8" x 95 1/4" x 29"  
(Plank Width: 10.5")

**Materials/Finish:** Wood

**Room Location:** Room 106

*University Property*



### **Furniture History**

**Date of Construction:** Unknown

**Major Alterations:** Possible refinishes

**Description:** Two wooden tables and six wooden chairs

### **Furniture Identification**

**Item:** Settee (part of a set with 4 chairs, a rocker, and an armed chair)

**ID#:** B0081.10

**Style:** East lake (American late 1800's early 1900's)

**Dimensions:** 39" high at back, 15" high at seat,  
49" wide at arms, 24" seat depth

**Materials/Finish:**

Wood: possibly walnut

Upholstery: Tapestry fabric unknown date,

Cushions: stuffed with horsehair



**Room Location:** Hallway 201

*University Property*

**Description:** Pink and green floral pattern settee (sofa)

### **Furniture History**

**Date of Construction:** c. early 1900's

**Major Alterations:** None known

**Other:** Charles Eastlake was an influential furniture designer in the late 1800's. This is when pieces were just beginning to be manufactured instead of custom made. This is most likely an important set brought to the Collier house by the Colliers or whoever occupied after them.

## **Furniture Identification**

**Item:** Chair & Armed Chair (part of a set of 4 chairs a rocker, an armed chair, and one settee)

**ID#:** B0081.10

**Style:** East Lake, American

**Dimensions:** 39" high at back

15" high at seat

24" seat depth

### **Materials/Finish:**

Wood: possibly walnut

Upholstery: Tapestry fabric unknown date,

Cushions: stuffed with horsehair

**Room Location:** Room 106

*University Property*

**Description:** Matching seating; all pieces have the same pink and green floral upholstery. There are two armchairs, four dining chairs, and one settee (sofa).

## **Furniture History**

**Date of Construction:** c. early 1900's

**Major Alterations:** None Known

**Other:** Charles Eastlake was an influential furniture designer in the late 1800's. This is when pieces were just beginning to be manufactured instead of custom made. This is most likely an important set brought to the Collier house by the Colliers or whoever closely followed them.



### **Furniture Identification**

**Item:** Pink scroll Arm Sofa

**ID#:** B0081.14

**Style:** American Victorian

**Dimensions:** 37" high at back

17" high at seat

67" wide at arms

29" seat depth



**Materials/Finish:**

Wood: possibly oak

Upholstery: upholstered tufted back

Cushions: horsehair fabric

**Room Location:** second floor, upstairs landing

*University Property*

**Description:** Pink upholstered scroll arm sofa

### **Furniture History**

**Date of Construction:** c. late 1890's/ early 1900's

**Major Alterations:** Wheels added to feet. Wood carving at top also possibly

**Other:** It is possible that this sofa is an original piece from the Collier House, or the period of residency of one of the earlier presidents. Its construction and materials are unique to the time period and still in good condition.

## **Furniture Identification**

**Item:** Red sofa

**ID#:** B0081.16

**Style:** Victorian or American Victorian Reproduction

**Dimensions:** 37" high at back

15" high at seat

64" wide at arms

30" seat depth



### **Materials/Finish:**

Wood: possibly dark cherry

Upholstery: woven

Cushions: regular upholstery layers

**Room Location:** Hallway 201

*University Property*

**Description:** Red upholstered sofa

## **Furniture History**

**Date of Construction:** c. late 1890's/ early 1900's

**Major Alterations:** Wheels added to feet, and upholstery was replaced at some point.

**Other:** It is possible that this sofa is an original piece from the Collier house, or one of the earlier presidents, if it is originally from the Collier house. Its construction and materials are unique to the time period and still in good condition.



## **Furniture Identification**

**Item:** George Collier's Desk

**ID#:** H00194

**Style:** American

**Dimensions:** -

**Materials/Finish:** Wood with varnish

**Room Location:** Room 104

## **Furniture History**

**Date of Construction:** c1800s

**Major Alterations:** None known

*University Property*

**Description:** Wood desk and drawers



### **Furniture Identification**

**Item:** Red Tall Back Chair

**Style:** Contemporary, tall back chair

**Dimensions:** 46 3/4" high at back

19" high at seat

25 1/4" wide at arms

21 1/2" seat depth

**Materials/Finish:** Possible walnut finish, Red Velvet upholstery on back and cushion.

**Room Location:** Hallway 201

*University Property*

**Description:** Red upholstered tall back chair



### **Furniture History**

**Date of Construction:** c. 1985

**Major Alterations:** None

**Other:** It is estimated that this chair was added during the restoration of 1985, during which, new furniture and lighting was brought in to fit with the historic character of the house.

### **Furniture Identification**

**Item:** Piano

**Style:** American

**Dimensions:** Length: 52"

Depth: 26.5"

Height: 54"

**Materials/Finish:** Dark wood

**Room Location:** Room 106

*University Property*

**Description:** Wooden upright piano



### **Furniture History**

**Date of Construction:** Unknown

**Major Alterations:** None known

### **Item Identification**

**Item:** Glass panel with image of rose

**ID#:** B0081.12

**Artist:** Unknown

**Date:** American, no date

**Media:** Stained glass

**Dimensions:** 35" x 22"

**Room Location:** first floor west entry

*University Property*

**Description:** Glass panel hanging from hooks in ceiling. Depicts a pink rose with green stem and leaves surrounded by beige glass squares.



### **Item History**

**Date of Construction:** Unknown

**Major Alterations:** None known

### **Item Identification**

**Item:** Stained glass panels in door

**ID#:** B0081.11

**Artist:** Unknown

**Date:** American, no date

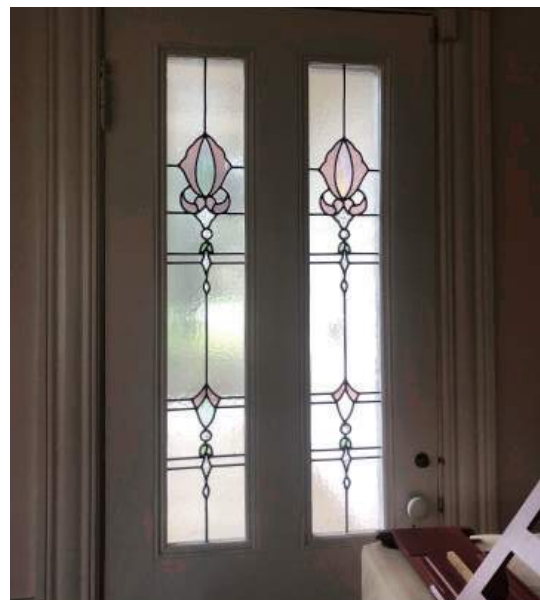
**Media:** Stained glass

**Dimensions:** 45" x 7-1/4" each

**Room Location:** Room 106

*University Property*

**Description:** Two vertical-format stained-glass panels with a floral motif set in a white door



### **Item History**

**Date of Construction:** Unknown

**Major Alterations:** None known

### **Item Identification**

**Item:** Decorative glass panels in door

**ID#:** Unknown

**Artist:** Unknown

**Date:** American, no date

**Media:** Glass

**Dimensions:** -

**Room Location:** Hallway 101 (North entrance door)

*University Property*

**Description:** Two vertical-format decorative glass panels, and one decorative transom glass panel, set surrounding a white door.

### **Item History**

**Date of Construction:** Unknown

**Major Alterations:** None known



### **Item Identification**

**Item:** Lamp with Phoenix Design

**ID#:** B0081.15

**Artist:** Unknown

**Date:** American, no date

**Media:** Ceramic (?)

**Dimensions:** 29"

**Room Location:** Second floor, upstairs landing

*University Property*

**Description:** White ceramic lamp stand with colorful phoenix and floral motif. Beige lampshade.

### **Item History**

**Date of Construction:** Unknown

**Major Alterations:** None known





**Item Identification**

**Item:** Le Campo Vaccino

**ID#:** Unknown

**Artist:** print after Claude Lorrain

**Date:** no date

**Media:** print on paper

**Dimensions:** 13-1/2" x 10" (image)

**Room Location:** 2nd floor, Room 202

Collegium Musicum

*University Property*

**Description:** Framed print



**Item Identification**

**Item:** Le Phare

**ID#:** B0081.19

**Artist:** designed by Fouche, engraving by  
Dequevauvillers

**Date:** French, no date

**Media:** Print on paper

**Dimensions:** 13-1/2" x 10" (image)

**Room Location:** 2nd floor, Room 202

Collegium Musicum

*University Property*

**Description:** Framed print depicting ships in a harbor.



### **Furniture Identification**

**Item:** Wood Cabinet

**ID#:** B0081.18

**Artist:** Unknown

**Date:** American, no date

**Dimensions:** 31-1/2" x 29-1/8" x 9"

**Materials/Finish:** Wood

**Room Location:** 2nd floor, Room 202

Collegium Musicum

*University Property*

**Description:** Wooden cabinet. Further research needed as to whether this is a personal belonging or departmental belonging.



### **Furniture History**

**Date of Construction:** Unknown

**Major Alterations:** None known

### **Furniture Identification**

**Item:** Wooden table

**ID#:** B0081.20

**Artist:** Unknown

**Date:** American, no date

**Dimensions:** 33" x 16" x 28"

**Materials/Finish:** Wood

**Room Location:** 2nd floor, Room 202

Collegium Musicum

*University Property*

**Description:** Wooden table with three drawers.



### **Furniture History**

**Date of Construction:** Unknown

**Major Alterations:** None known

## APPENDIX G - COLLIER HOUSE RESTORATION PROPOSAL

Excerpts from the proposal by Garry Papers II, December 1, 1983



### COLLIER HOUSE RESTORATION PROPOSAL

1170 East 13th Avenue  
Eugene, Oregon

Garry Papers II  
1 December 1983

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# INTRODUCTION:

Collier House, or the Faculty Club, the second oldest building on the present University of Oregon campus, is approaching its centennial anniversary in May 1986. This distinguished building, listed as a Eugene City Landmark and of highest historic priority by the State, has adapted well over the years, but is now overdue in need of significant attention.

There has been a long-standing interest in Collier House's welfare by the whole community. At various points over the past decade, descendants of the Collier family, city and preservation officials, university leaders and faculty, and members of the community at large have all expressed concern for the condition and integrity of this fine building. This report consolidates those issues of concern so that these constituents can formulate strategies for action based on a unified and researched proposal.

Many people sense the importance of Collier House because its distinctive scale and grounds are an enclave, surrounded by the variety of collegiate buildings which comprise the central campus. But few realize the full extent of Collier House's prominence, in comparison with other better known architectural landmarks such as the younger Shelton-MacMurphy House (1888) or nearby campus buildings. Collier House is an excellent example of a popular Victorian style now rare; it has been consistently associated with significant persons and events, and has taken part in the cultural history of the city and campus; it is a critical presence in the campus environment and an actively used and appreciated meeting and dining place.

This proposal is timely to the building's approaching 100th year of full use, because Collier House needs and deserves serious restoration consideration immediately. By addressing the interests of several groups--the Faculty Club operators, preservationists and historians, Collier family and friends, University faculty and officials--these recommendations aim to be realistic and responsible to them and to cultural continuity. This work reflects a diverse method based on extensive historic research and interviews, then further explored with design proposals, drawings and specifications, thus translating research into active design restoration guidelines.

The intent of this proposal is not a strict restoration to museum-piece status, but rather to improve Collier House's appeal and function as a restaurant, meeting place and Faculty Club, and to do this while enthusiastically restoring the unique character, atmosphere and finish of a Victorian Italianate home in the Northwest in the 1890's. In a word, this is an adaptive restoration to accommodate present uses with enhanced period charm and authenticity. I believe the recommendations herein constitute a reasonable and exciting prospect for satisfying this dual challenge.

The next years are critical for planning the revitalization of Collier House, a cultural and historic landmark located at the heart of campus, used and seen by thousands. This rejuvenation might ideally exemplify the spirit of balanced and sensitive improvement, of re-building in difficult times. As has happened in many other restoration stories, such an effort would boost morale and act as a tangible symbol of community-wide pride and cooperation.

*Camp Papers* →



## HISTORY:

### The Collier Years:

On October 1, 1884, Dr. George H. Collier, Professor of Physics at the University of Oregon from 1879 to 1895, bought 9 1/2 acres of pasture land from Harrison R. Kincaid at the southwest corner of 13th and University streets. After five years of teaching, Professor Collier intended to build a new home close to the University. The plot, extending from the north edge of 13th Street to the boundary of the Pioneer Cemetery at 18th and University, was immediately south of "The Old Campus" and its sole building Deady Hall. Deady housed the entire University from the time of its delayed completion in October 1876 until September 1886 when the University's second building, Villard Hall, was opened.

George Haskell Collier was born in Mina, Chataugua County, New York, near Jamestown and Lake Erie, on March 5, 1827. His father immigrated to America from Aberdeen, Scotland, to become a missionary to the Indians. After he married Miss Susan Haskell, whose family was of Puritan stock, the elder Collier settled into farming and agriculture. George got a strong educational start at Westfield Academy in Chataugua, New York, and graduated from the State Normal School in Albany in 1847. Six years later he graduated from Oberlin College, Ohio; and there he married Miss Sybel Sumner Smith, a botanist trained at Oberlin originally from Augusta, Maine. In 1856 Collier received an A.M. degree from Oberlin and then taught mathematics at Wheaton College in Illinois.

Continuing west, in 1866 he was professor of natural sciences at Pacific University in Forest Grove, Oregon, and, ten years later, at Willamette University in Salem. He was also elected to the State Legislature by the Republican Party in 1872, and served as Chairman of the Committee On Education. In 1879 he came to the University of Oregon to teach physics at the three-year-old institution. Collier also had strong interest in botany, chemistry and astronomy, and reportedly was instrumental in the building of a University of Oregon observatory: a small brick and stucco building designed by Warren Williams and erected on top of Skinner's Butte in 1889; it was later demolished in 1905. The Colliers had seven children, and, by most accounts, were a cultured, conservative family, not at all supportive of the liberalizing attitudes of the late-Victorian decades.<sup>1</sup>

Probably in the spring of 1885, Collier and his sons began construction of the new family home on the purchased site. A direct and dignified cube of wood frame construction, placed on a stone foundation with full basement, the finished house was in the bracketed Italianate style--a Victorian variation popular in the west in the late 1800's. Completed in May 1886, the Collier House was similar to many other two-storey Italianate homes built in Eugene (Wilkens House--1882; Park House--1880; Hovey House--1882). No specific architect is documented for the Collier House; it has been suggested that pattern books were used by Collier for the layout and style of his house. This may be true-- and it is clear that he was a skilled enough builder to follow pattern guides, but the widespread use of pattern buildings had waned in the 1870's.

<sup>1</sup>Most of the information in these two paragraphs is taken from Josephine Evans Harpham's manuscript, The Collier House, 1958.

More likely, Collier may have used Builders' Guides for details and certain modifications to suit their needs and tastes. The architectural composition and detail style of the house appear to be strongly influenced by the work of Warren Haywood Williams, third architect of note in Oregon and the designer of Villard Hall. Williams designed many commercial and residential Italianate buildings in the Portland area in the 1880's. His "Tuscan" interpretation of the earlier picturesque Italian Villa style is characterized by a symmetrical front facade and central porch with flanking two-storey bay windows, along with the typically Italianate shallow hipped roof and broad bracketed eaves. Collier House displays all of these attributes, plus a smaller porch and bay window to the east, graciously acknowledging the corner site. Unfortunately, all but one of Williams' houses in Portland, the Morris Marks House of 1882, have been lost, as well as those other two-storey Italianate examples in Eugene.

A fine barn with Italianate detailing and cupola was also built just south of the house to stable the family horse. These two structures, along with Deady and Villard, stood in stark isolation on the treeless rise east of downtown, and so the botanical Colliers set about planting the grounds around their home with a lush and exotic variety of trees, shrubs and flowers. Mrs. Collier planted an extensive orchard south of the barn and soon the house and grounds (complete with lawn fountain!) were a featured vignette drawing on an 1890 aerial map of Eugene. A well in the backyard fed a cold water trough into the kitchen as the house had no plumbing until the first decade of the 1900's; but when completed it was one of the first homes in the area to be centrally heated. A basement furnace burning 24" oak logs fed first floor registers.

Starting with the junior class 'Strawberry Supper' held on June 12, 1886--just after the house was finished--the Collier House was the scene for many gatherings, meetings and parties during the University's early years. It was the only other building in the University area besides Deady and Villard until 1893 when a dormitory, later named Friendly Hall, was completed.

Documentation on the original interiors is very sketchy; however, what follows is supported by family evidence and is consistent with typical Italianate interiors found in Middle-income homes of the region and period.

The downstairs consisted of a large center hallway running from the front door to the kitchen block at the rear. This wainscotted entry and stair hall were probably finished in a cool, sober color, perhaps light grey or salmon in order to not compete with the major rooms. To the east of the entry was the main parlor, the 'living room' of the house outfitted with the finest finishes and features. It was light and cheerful in finish with expensive delicate furnishings. The walls were reportedly light, possibly a pale rose color or delicate mauve, or perhaps wall-papered with a small floral pattern and a frieze. The trim would be painted a cream or off-white, also the ceiling. This, along with the bedrooms, was a 'feminine' room--light and finely detailed. Furnishing, probably including an expensive lounge or sofa and a piano were located on the edges, with a low round table in the room's center. This parlor was connected to the southeast dining room by large sliding doors.

Typically a 'masculine' room, the dining room was most likely warmer and richer than the parlor, its walls darker, perhaps a medium red paint or paper, contrasted by varnished wood trim and wainscoting and simple, substantial furniture. The kitchen and pantry opened off the dining room; a built-in china closet was located in the south wall between them.

To the right and west of the entry was another parlor or study, which contained the massive two-way desk given to Professor Collier by Pacific University. Family reports say it sat in the bay window facing in. This masculine room also had unpainted trim and bookcases and probably had quiet fawn colored walls, in keeping with the somewhat grave atmosphere of Victorian studies. The southwest bedroom or ladies' parlor was very light and cheerful, perhaps a light apple green or yellow tint with painted trim and delicate furnishings. The handsome stair off the hall was the major interior feature of this unpretentious home. Its railing and trim were varnished and connected with the upstairs central hall. Reportedly, Collier sent away to Springfield, Massachusetts, for a custom lathe in order to turn the spindles of this stair railing. Five cheerful but chaste bedrooms opened off the upstairs hall, the master bedroom most likely being above the parlor and a bath at the south end of the hall over the kitchen. Wall-papers of a light tint with wispy floral patterns were popular in bedrooms; wainscoting was rare and trim was always painted, often a subtle off-white.

Wall-to-wall carpet had fallen from grace in the 1890's, so throw rugs with small colorful floral patterns probably covered the maple hardwood floors. Natural gas lamps were first installed, but were replaced when electricity came in from the University-operated generator in 1902. A generous front porch and large bay windows graced the front of the house. A neat side porch opened east off the parlor and a drying porch wrapped around the east and south sides of the kitchen/pantry block. No additions or major modifications to the house occurred before 1896.

#### Early University Ownership:

In 1895, when he was 68 years old, George Collier retired from the University of Oregon. On March 17, 1896, he sold the house, barn and 9 1/2 acres to the University for \$5,000. The only deed restriction was that the 36 foot wide strip along the north of the property be 'dedicated to the public'--that is, as 13th Street. The University bought the house to become a dormitory for 30 women, but this use didn't materialize. Instead, the University's second president, Charles Hiram Chapman (president from 1893-1899) and his family moved into the upstairs and rear kitchen, reportedly paying \$10/month rent. The approximately 7,000 volumes of the University Library were moved from Deady Hall to Collier House's first floor. George Collier was very upset when President Chapman installed a bathtub in a cabinet off the second floor hall, even though water still had to be heated and carried upstairs in buckets:

"The five rooms had no bathtub on which Dr. Chapman insisted, but the Board of Regents refused to install one. His insistence upon a bathtub created an uproar. Townspeople and the newspapers were indignant at Dr. Chapman's request. Articles and letters appeared in the papers,

often satirical in tone, deriding his so-called need of a bathtub. Most people used a washtub on the kitchen floor. Dr. Chapman finally settled the argument by purchasing a bathtub and having it installed at his expense. In 1899, to the consternation of the townspeople and the newspapers, when Dr. Chapman left the university following his resignation he took the bathtub with him. Another uproar followed. Townspeople and the papers alike attacked Dr. Chapman for taking the bathtub from the 'President's house.'<sup>2</sup>

It is recorded that Collier House was called South Hall at this time, and, with this purchase, the University of Oregon began expansion south of 13th Street. In 1900, the library moved to Friendly Hall and then, in 1906, to newly completed Fenton Hall. New president Frank Strong moved into the whole of Collier House, writing to friends back east about the fine orchard he had in his backyard! When purchased, the University moved the Collier Barn 200 feet south and west and built a \$500 addition to it for a janitor's residence. In 1898, the barn was outfitted with classrooms and appropriately called "Barn Hall"; it housed the Chemistry Department until 1900 when they moved to newly completed McClure Hall.

On February 6, 1900, the Board of Regents voted to make "South Hall" the official residence of the president's of the University and to be occupied at no cost to them. After twelve progressive years as head of the State Normal School in Monmouth, Oregon, Prince Lucien Campbell was elected President of the University of Oregon on May 3, 1902. Campbell arrived in Eugene to become the University's fourth president, and a significant chapter in the history of the University and Collier House began. Lucien Campbell moved into Collier House with his young daughter Lucia and his mother-in-law Mrs. Zieber, his late wife having died while giving birth to Lucia. In 1907 and 1908, Prince Lucien Campbell convinced the State to purchase from Mr. Kincaid all of the land between 15th and 18th, Kincaid and University, for his vision of an expanded campus of quadrangles. In 1908, Lucien Campbell married Susan Campbell Church, his cousin from Missouri, who was also widowed and had been a matron in Friendly Hall since 1904, and director of dormitories until 1908. She and her two sons, Walter and Campbell Church, then moved into the former Collier residence, now called the President's House.

Between 1908 and 1917, some changes were made to Collier House, though Prince Lucien Campbell was apparently reluctant to spend money on it, rather than for other University needs. A room and bath were added off the southwest bedroom, perhaps for Mrs. Zieber; the front stairs were 'remodeled' in some way; and a sleeping porch was placed above the drying porch, accessed from the southeast bedroom. Reportedly a deserving young college boy shared this room and porch with Walter Church, an architecture student at the University from 1913-1917, and another student lived in the basement, receiving free room and board for stoking the wood furnace. Although Prince Lucien Campbell desired one, not until 1932 was a fireplace added to the west wall of the library parlor; some windows were also rearranged on this side. In 1914, Prince Lucien Campbell invited E.F. Lawrence from Portland to start the University of Oregon Architecture School, and to develop a master plan for the expanding campus. Shortly after 1914, Lawrence redesigned the front porch and doorway, which was apparently in bad condition. Walter Church assisted and did the drawings for the revision, which involved adding leaded top and side lights around the door and revising

<sup>2</sup>Early Days At the University of Oregon, Inez Long Fortt, 1976.



the ornate porch brackets, railing and roof balustrade with more simplified, classical spindles and X pattern balustrade.

During the Campbell occupancy from 1902 to 1925 Collier House "was a social, intellectual and cultural center, where students gathered for concerts or strawberry dinners, and visiting dignitaries were entertained." It was the "very center of university life and activity, faculty and student body being considered one big happy family by President and Mrs. Campbell. Many 'first' events were presided over by gracious Susan Campbell, among which was the YWCA-sponsored senior breakfast in 1915." (Harpham, p. 6.) When Prince Lucien Campbell died in 1925, friends from Monmouth donated a hedge in his memory which still stands west of Collier House separating it from Johnson Hall (1915).

#### The 1930's To the Present:

In 1926, the President's House was completely refinished for the first time and newly elected President Arnold Bennett Hall and his family moved in and lived there until 1932, when he resigned. From 1932 to 1934, the University of Oregon didn't have a president; however, the first two Chancellors of the State Board of Higher Education lived in Collier House. After his appointment as Chancellor, Dr. William Jasper Kerr also took over the duties of President, and he and his family lived in Collier House from 1932 to 1935. Frederick Hunter and his wife lived in what was now called 'the Chancellor's Home' from 1935 to 1938, when the University acquired the Campbell Church House on Fairmount Boulevard, to be the Chancellor's home. Dr. C. Valentine Boyer was the University's sixth president from 1934 to 1938, but he never lived in Collier House. Some time in the early 1930's, the Barn was removed, and a two-car garage was added to the south side of the earlier bedroom wing before 1935. The east side porch was modified to have enclosed glass panels and new double doors; also, the balustrade on this, the east bay, and the drying porch disappeared. Plumbing had been updated by this time, improved baths being added upstairs, with pipes being exposed on the west wall and the wood furnace being replaced by steam radiators.

In 1938, Dr. Donald M. Erb became University President and with his family lived in Collier House for three years. In 1941, the University began acquisition of the George McMorran house (2315 McMorran Street, c. 1925) and the Erbs took up residence there as a new President's House, until Dr. Erbs untimely death in 1943. In the fall of 1941 Collier House became the Faculty Club, and underwent some renovations. The northwest parlor with fireplace became a true library and the southwest bedroom addition became a billiards recreation room. Around this time baths were added upstairs, and the bedrooms were rented out to single male faculty. The 'Faculty Center' also served lunches and coffee, and hosted committee meetings and special events. In the late 1950's, the large sliding doors between parlor and dining room were removed. From 1941 on, the Faculty Club and Restaurant were an independent operation on the University of Oregon campus.

In 1962, the established Eugene firm of Wilmsen, Endicott and Unthank were retained by the Faculty Club to prepare plans for a larger dining room addition to the southwest. The existing garage, bedroom and a large tree were removed, and the new dining room addition was finished some time in 1963. A new billiard and game room was incorporated below this dining room and a large deck added to its north side. The kitchen, pantry and rear hall were modified to accommodate a larger kitchen. The rear stairs

were extensively remodeled to support the increased dining capacity; upstairs bathrooms were upgraded and a service station with dumbwaiter was added; the bath between east bedrooms was eliminated and the second tub, installed in 1901, was removed to storage; other minor modifications throughout the house were also made. The bedrooms became auxiliary dining and meeting rooms.

This remains the basic plan of Collier House today, although its finish condition has gradually deteriorated. The interior is generally not at all as it was in the 1800's or even the 1940's: the exterior has aged remarkably well and shows only normal wear, although required maintenance is overdue.

In 1968, the State Board of Higher Education voted to preserve the building for its historic and aesthetic value, and, in May 1974, the State Board of Higher Education Ad Hoc Committee on Properties of Historic and/or Architectural Value included the 'Faculty Center' among properties of 'prime significance' and of 'top priority for preservation and restoration.' In 1975, the Faculty Club Restaurant hired work-study students, and so lunches were opened to the public. In the fall of 1976 (with the assistance of Collier descendants), a new roof was installed and Collier House received a controversial yellow painting. On November 22, 1976, Collier House and its immediate 200 x 230' site were made a Eugene City Historic landmark (one of only 25 as of 1983), an outcome of the July 1976 landmark consideration request instigated by Phyllis Collier Kearns, a great granddaughter of G.H. Collier. In February 1977, the Collier Family donated a small plaque mounted to the side of the front door which states:

Built In 1886 By  
George Haskell Collier  
Professor of Physics  
University of Oregon  
From 1879 To 1895.

In 1980, the University changed the building's official name from the 'Faculty Club' to 'Collier House' to commemorate the full and distinguished history of this landmark.

EVALUATION:General Condition:

Because it has been consistently maintained through the years, Collier House is in better condition than most 98 year-old wood houses. Most original exterior workmanship is intact and in reasonably good repair, with only minor modifications made to the original building; the more recent addition is in good condition. However, many interior details have been lost, giving most rooms an appearance of surprising starkness compared with the delicate exterior. In general, Collier House is in sound physical condition, but requires extensive cosmetic repairs--particularly interior--and is in need of thorough preventative maintenance.

Historic Qualities:

Collier House is the second oldest building on the present University of Oregon campus; only Deady Hall predates it; Villard was finished the Fall after the Collier family moved into their new home. It remains a prime example of a popular late-Victorian style which is now very rare in this region. In fact, houses of any style from the Victorian and Queen Anne period are rather rare in central Eugene, as they were seen as expendable during the redevelopment-crazed 50's and 60's. (A simple, more vernacular version of the Victorian Italianate home--the Kennedy-Johnson House (1892) in Florence--has recently been restored as a bed and breakfast inn.)

Though not a major work by a famous architect, it does appear to be strongly influenced by the prominent Williams. And it is an excellent example of the chaste and simple attitudes of many owner-builders in the late 1800's. Yet its exterior woodwork and details are exceptional and reflect the high quality and stylistic integrity these builders often achieved. Collier House is a prize example of the quality owner-built western home.

The house is also associated with people and events who have made significant contributions to the campus, city and state. It was designed and built by an important faculty member during the University's crucial first two decades, who was also a State Legislator. It was home to five University presidents, including Chapman, Lucien Campbell and Erb, and the State's first two Chancellors of Higher Education. Countless numbers of university faculty have met and dined there; some even have lived there. Since 1975 it has hosted thousands of faculty, students and guests for lunch, and many citizens for special functions and receptions. Many have enjoyed the respite its domestically scaled rooms and peaceful grounds provide amidst the bustle of a large institutional complex.

Collier House is one of only twenty-five buildings listed on the city list of Historic Landmarks. It is also listed on the statewide Inventory of Historic Sites and Buildings and has been recognized by the State Board of Higher Education as being of "top priority for preservation or restoration." It is featured in the recently published book on Lane County architecture, Style and Vernacular and is included in the Eugene Junior League and other historic tours. It is suitable for nomination to the National Register of Historic Places.

Structural Condition:

The house appears to be in very sound structural condition. Small areas of the brick foundation facing need to be repaired. The basement walls and floor are solid and dry. Visible framing is stable, roof deflection minor. Moisture damage to interior finishes has been nullified by the new roof, but many plaster

cracks need to be repaired. The existing plumbing and electrical systems appear safe and are serviceable, although probably in need of a thorough check and updating where necessary. The structural integrity of the house and addition appear to be excellent and there should be no hesitation to improve and repair the house based on the investment stability of the structure.

#### Visual Qualities:

Some original exterior details are missing, such as the east porch roof balustrades, or have been modified, such as the fenestration of the south kitchen block. The missing balustrades and roof top iron cresting are distinctive elements of the style and are highly desirable to restore. The current paint scheme is too monochromatic and needs to be researched and revised. Late Victorian exterior colors tended towards a darker palette than the soft pastel shades of the mid-1800's. Although some family members recall a pale white house, the base color may have been a light cream, but certainly not the present bright yellow, which might actually have been a primer coat. A three-color scheme contrasting or 'picking out' the rich ornamental trim typifies the period and is confirmed by early photographs. It should be restored to properly accent the distinctive ornament and relieve the monotone of the body color.

The 1963 dining room addition is respectful of the original house in terms of its low massing, sympathetic surface treatment, and in its least-obtrusive position at the southwest corner. It incorporates small eave brackets as a Victorian gesture, but its high horizontal windows are notably inconsistent with the vertical proportions of the original windows. Its wide 'sun-deck' porch is extremely incongruent with the original house and site, but is hardly visible from most vantage points.

The addition's interior volume is distinctly inconsistent with the vertical and rectangular proportions of the original rooms. Its finishes, particularly the hipped acoustic tile ceiling, are clearly not Victorian influenced. Diners seeking the pleasant views the site affords are frustrated by the high existing windows. The 60's aesthetic of this room appears to have been imposed on the remainder of the original house. Most other original rooms have been stripped of significant trim and painted a ghostly white or papered with historically inappropriate patterns. The joint between the old rooms and the 1963 addition presents many awkward and disconcerting elements. In particular, the central hall is starkly compromised towards the rear of the house.

A survey of the interior was conducted by the Physical Plant Department in December, 1982; it documents the sad condition of these once elegant interiors. Most of the rooms retain original window and base trim, but wainscoting and picture rails have been removed from many. Besides restoring these features, most interior rooms could be greatly improved with plaster repair, proper painting/papering, and new floor coverings. Interior furnishings and appointments in the whole house are mixed, in various states of repair and seldom of period style, though a few pieces of genuine historic merit can be found.

Fortunately, the distinctive features on the exterior are largely undisturbed and the site's beauty is still alluded to. The characteristic bays, eaves, and details of the non-picturesque Italianate style remain, and the 1914 modified front porch is a subtle and refreshing variation not at all detracting from the whole. The restoration of the original porch is not warranted. The grounds have not been reduced and so the house is still comfortable on its site. Many of the special plantings survive and they help mask the addition from the north



and west. Others require care and additional plantings to create the full sense of a residential setting; but the grounds are welcome visual relief at present and help define the boundary of the central campus from the east. The Collier House setting is a critical and respected open space serving the campus in a very valuable way.

#### Functional Condition:

Collier House is a popular lunch spot for faculty and students. It also has a surprisingly full schedule of receptions and meetings for University and non-University groups. This is so despite the tarnished condition of the interior; the scale and character of the rooms and grounds is still preferable to many other campus environments. The rooms are popular with the non-University community because it is one of the few period houses in town available for private use. This capacity should be enhanced for these users.

The house works tolerably well as a restaurant; seating capacity is adequate for the size; though demand is sometimes high at lunch hour. The kitchen is small and in need of important logistical revisions as well as cosmetic repairs. Public circulation directly past the kitchen is highly undesirable and visual/acoustic buffering of kitchen and staff noise is poor to all first-floor dining areas. Bus stations intrude in dining areas and the reception/cashier station is not visible and feels misplaced and temporary. Upstairs dining is visually spacious enough, but the rooms plain and lifeless. The house is used for meetings and working lunches but could certainly generate more of this daily activity if the spaces were injected with more period character and warmth.

Use is presently crowded around the lunch hour, but could be extended to other times once interior improvements make it attractive as a full-time faculty social and recreational resource. A July 1983 memo from Joan MacDonald outlines several creative strategies for making Collier House more attractive for food and non-food related activities. Making the interiors more pleasant for press-conferences, art-receptions, visiting guest dinners, wedding receptions, faculty recreation nights, "town-gown" talks, etc., will improve the visibility and diversify the use of the building. It is an under-exploited resource for campus dialogue and sociability at present, and this is due to a large extent to the stark, minimal feel of the interiors in an obviously Victorian cloak. Careful, subtle signage for Collier House is also necessary.

Regrettably, Collier House is not wheelchair accessible. The front and side porches all have several stairs, as does the rear kitchen-service entry and the deck. A University ramp and handicapped bath proposal was understandably rejected in 1980 by the City Historic Review Committee because of its major impact on the southeast elevation of the building. A ramp is surely overdue, preferably accessible from 13th and 14th Streets, plus a handicapped bath on the first floor of the house. An elevator to the second floor would be spatially prohibitive, however a stairwell track-lift might be feasible in the large, modern rear stair hall.

It is unfortunate that such a central and distinguished landmark as Collier House is not used to house visiting guests and dignitaries, and, instead, they often are put up in routine commercial lodgings. With minor modifications to bring back residential capacity to part of the upstairs, a renewed Collier House might be a highly suitable on-campus location for such visitors; and the continued use of upstairs rooms for working-lunches and meetings could be maintained.

Conclusion and Recommendation:

- Collier House should receive a 'period restoration' to revive its character and atmosphere. That is: to be representative of a typical 1880-1900 Italianate bracketed house in the Northwest. It needn't be an exact restoration to the Collier taste, though some details and finishes would be welcome, if they can be established to the family.
- This period restoration should be balanced with a realistic appraisal of current use as a restaurant and Faculty Club, and with a phased budget/implementation.
- The period quality should be executed in as much of the original house as possible. An adaptive interpretation for the ungainly dining room addition is necessary to bring it more into the character of the original house.
- The house should continue to function as a restaurant and faculty center. The public orientation, circulation, acoustic and other functional improvements around the kitchen should be integrated with restoration work. These also correspond with necessary visual restoration. Kitchen improvements are required.
- Handicapped access and a first-floor bath should be provided.
- A thorough check and revamping of plumbing and electrical systems would be prudent.
- Essential preventative maintenance should be completed.
- New exterior colors and finishes should be selected and carefully applied. Critical period features of the exterior should be restored. Exterior improvements to the addition will soften its contrast with the original building.
- Authentic and reproduction period furnishings, fabrics and appointments should be phased into the house, including suitable dining furniture.
- The grounds should be upgraded and restored as closely as possible to their former Victorian splendor.

PROPOSAL:

Objectives:

- A. To establish more charm and warmth for Collier House; historic restoration of the exterior and the north part of the original house, to period character for an 1890-1910 Victorian Italianate home.
- B. To improve operational functions and make facilities more attractive for all users; minor, historically sensitive modifications to the south kitchen, stair hall and dining room addition, plus handicapped access.
- C. To establish Collier House's historic and contemporary significance and to insure its continued integrity and viability into the future.
- D. To accommodate a phased construction sequence and a phased budget condition as much as possible.

1. Inspection/Stabilization:

The building should first be thoroughly inspected by a qualified historic building consultant to determine the condition and extent of necessary repairs. Diagnosis of possible problems with the foundation, structure, sheathing, roof, interior, plumbing, heating and electrical should be conducted. Any serious deterioration should be arrested immediately, and problem areas stabilized, though there appear to be none of major importance on cursory investigation. This is a critical first task--not to be overlooked--in order to accurately assess the building's condition and to coordinate with other repairs and activities of less essential concern.

2. Functional Improvements:

A. Rear Hall/Dining Room/Stair Hall:

Public circulation should not flow past the kitchen as it does now. Closing off the rear hall and installing a non-functional door alludes to the original 'kitchen door' at the end of the hall, plus it creates a central and visible cashier/reception counter and a much-needed bus station area behind.

Restore a doorway into the 'ladies' parlor' dining room and reestablish the south wall of this room with a wall and doorway. Install an interior window to improve light and visual connection to the cashier.

Remodel the existing single door onto the deck into Period French doors to improve full access to the outside during large parties and receptions.

B. Kitchen Revisions:

It is wise to integrate kitchen improvements with the changes for the rear hall area. The revisions include moving the noisy dishwasher area to be most removed from dining areas and to create a floor pick-up area adjacent to the new bus station. The chef's cooking area is moved to the east wall

to consolidate functions and provide more working space. The revised layout shown reuses existing range, refrigerator, and equipment until new units can be phased in, with the exception of the central worktable/under-counter cooler and a new dishwasher. Hot food service to the dumbwaiter is improved, and the work flow of servers to kitchen to bus-station is clear and uncrowded. These changes are crucial to the continued functioning of the kitchen.

The new bus-station incorporates soup, bread drawer, coffee, beverages and ice, plus dish storage above.

Improve and muffle the exhaust fans on the south wall to enable the use of the ideally located southeast porch for seasonal outdoor dining.

#### C. Handicapped Accomodation:

A two-stage ramp will fit snugly within the existing porch dimension at the southeast corner of the building. It connects the walk from 14th Street to the wash porch, and then through the existing porch doorway with a reduced threshold and small ramp; 2'8" railings on the ramp would be relatively low and of Italianate detail consistent with the existing porch.

Install a w.c. and lavatory in the existing janitor's closet under the stairs. Restore the door into this toilet off of the southwest room, as was the case originally. Though it is a tight fit, minimum handicapped standards can be met in this space.

#### D. Energy Efficiency

For minimal operating expense and user comfort, energy efficient strategies should be carefully considered and balanced with the requirements of accurate restoration. If not present, blown-in wall insulation could be added during interior refinishing; and, at least, ceiling insulation could be easily installed. Wood storm windows are available to reduce infiltration through glazing; improved weatherstripping is an essential. The heating system should be checked and balanced and adequate ventilation must be provided under porches and in the roof areas of an insulated house, to prevent rot and mildew.

#### E. Upstairs Visitors Capacity (Optional):

The drawings show a proposal to add a bath and small kitchen to the northeast 'master bedroom,' in the position of a former bath. This minor addition would create a capacity for Collier House to serve visitors and guests to the University. This bedroom could work alone or with the adjoining bedroom and restored bath as a visitors' suite, also using the roof-deck overlooking the campus. These rooms could be occupied while the restaurant continued to use the three south rooms, or they could revert to use as dining rooms with the kitchen and bath closed off. This proposal aims to place visitors of distinction at the heart of the campus, to house them in an historical and residential atmosphere, and to bring them into the reactivation of Collier House as a place of campus discourse, dialogue and recreation.







### 3. Exterior Restoration:

#### A. Details:

Certain details critical to the historic character of the exterior should be authentically restored. The wood balustrade on the east porch, bay window, and rear wash porch should be remade to match photographs. The iron cresting rail at the top of the hipped roof is crucial to the Italianate style. The original cornice molding was replaced with an improper profile; it is presently too delicate and should be replaced with the heavier concave profile original photographs show. Miscellaneous small items should be repaired and restored. The front porch revision should be repaired but not altered, excepting the blocky and crude stair end-caps. Proposed new windows should be custom-made to match existing ones in every way possible.

#### B. Exterior Paint:

In the 1800's, exterior paint schemes were highly developed and conscious acts of beautification, and color was happily used to delineate the forms of typically all-wood buildings. The gaudy excesses of San Francisco's 'Painted Ladies' is usually a modern interpretation, but most homes had at least a three-color scheme which 'picked out' the trim, ornament and windows with vivid contrast. Early photographs of Collier House confirm a multi-color paint scheme. Though the present 'Seattle Yellow' may have been the body color at one point, it is too bright and definitely needs the contrasting trim and sash. Crater tests should be conducted at several locations on the house to help establish its complete color chronology.

The earliest photographs show a light body color (yellow or beige, never white) with a medium trim (gold, grey or olive) and the sash is painted the lightest, perhaps beige. A later photograph from around 1910 shows a darker body with light trim, suggesting Collier House caught up with the late Victorian trend towards a darker, almost muddy palette. Rigorous testing is the most accurate way to establish this elusive but absolutely critical element of period character, and the skillful application of the verified scheme is also essential.

#### C. Dining Addition Exterior and Deck:

In conjunction with interior modifications outlined below, the exterior of the 1963 addition receives renovations which bring it more into character with the original portions of Collier House. The high horizontal windows are removed and replaced with a three-part vertical window set on the south wall. These windows, along with the relocated French doors at the north of the room, establish a new primary axis through the room which reiterates the longitudinal axis of the original house. Two new smaller windows punctuate the west wall, helping to establish the cross axes of the two sub-volumes introduced into the space. It is also recommended that, as a lower priority item, the expansive deck be remodeled with railings and benches more in the Victorian mode. A particularly disconcerting element here is the north stair, which should be narrower and should not land on such a conspicuous concrete pad. A gracious transition to the lawn could be afforded here, but presently the scale and abruptness of this stair is intimidating.

#### 4. Interior Restoration:

##### A. Interior Modifications:

The original archway in the center hall just south of the main stair is an important visual line of definition and should be restored. To provide visual and acoustic privacy for dining, and to re-establish the independent spatial identity of the two rooms, new four-panel sliding doors should be made between the parlor and dining rooms. These would allow desired separation for faculty lunches but open up for larger gatherings and buffets. This intention for flexibility also serves the installation of doors on the non-original doorway in the library. Some minor improvements around the rear stair on both levels will diminish its 'modern' impact on the older rooms nearby. The large closet upstairs at the head of the stairs is restored for storage, and two needed storage closets are added to one dining room with access from the hall. The angled entry to the southeast bedroom is restored.

##### B. Finishes:

After major construction changes are complete, all original rooms should be repaired and refinished according to the proposed finish schedule. Paints should be only best quality oil-based and wallpaper only of historically verified patterns. Wainscoting and chair rails should be restored and painted or varnished accordingly. All carpet should be removed, floors sanded and refinished, and area rugs or selective carpet runners installed. 'Brussels' type rugs were popular and any carpet selected should be quiet in color, of small or no pattern. The fixtures and finishes of the bath and kitchen of the visitors' suite should also be of period. The kitchen can be finished in a utilitarian contemporary way, but might also include some minor period elements, such as a painted frieze at the picture rail height.

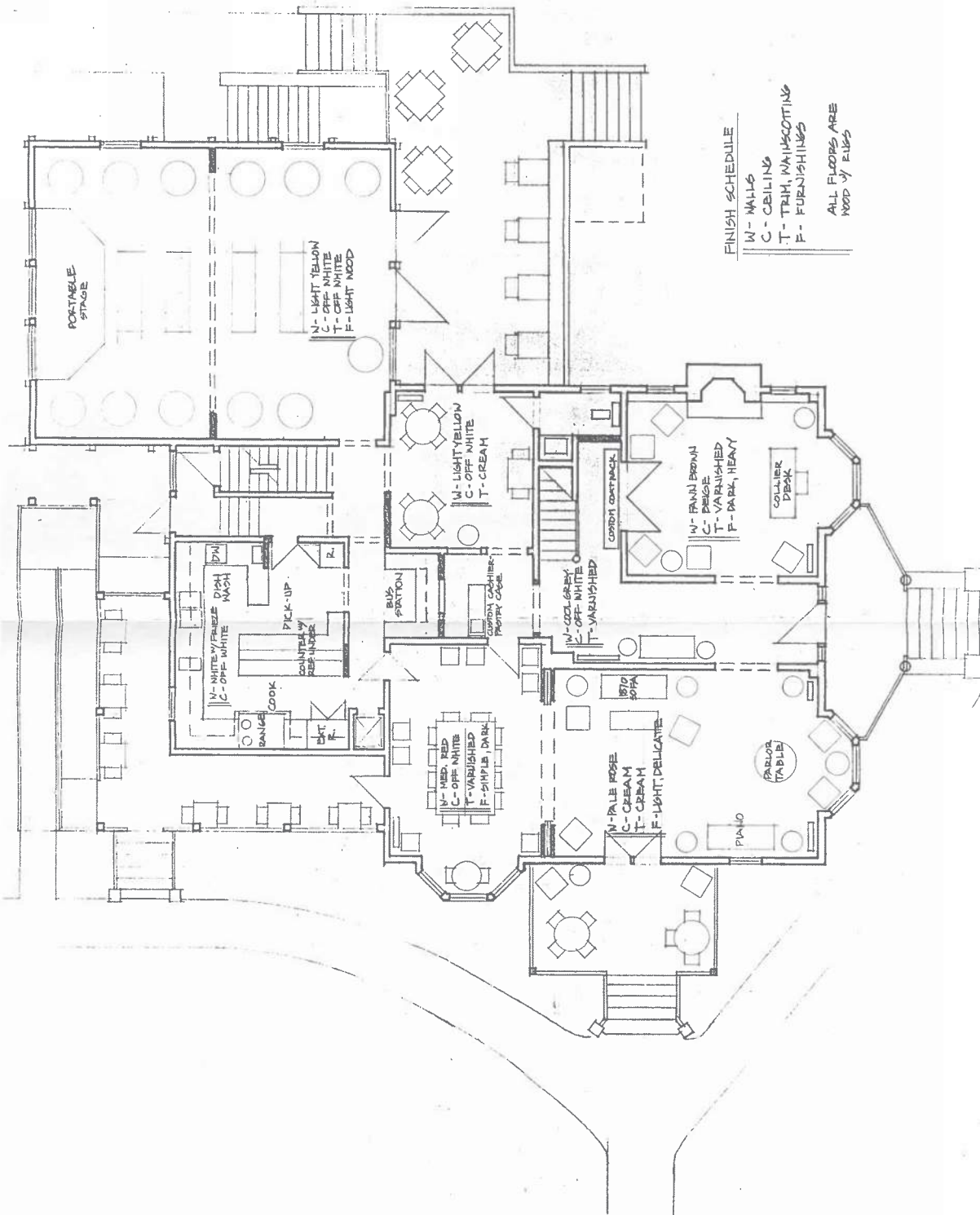
##### C. Dining Room Renovation (Recommended):

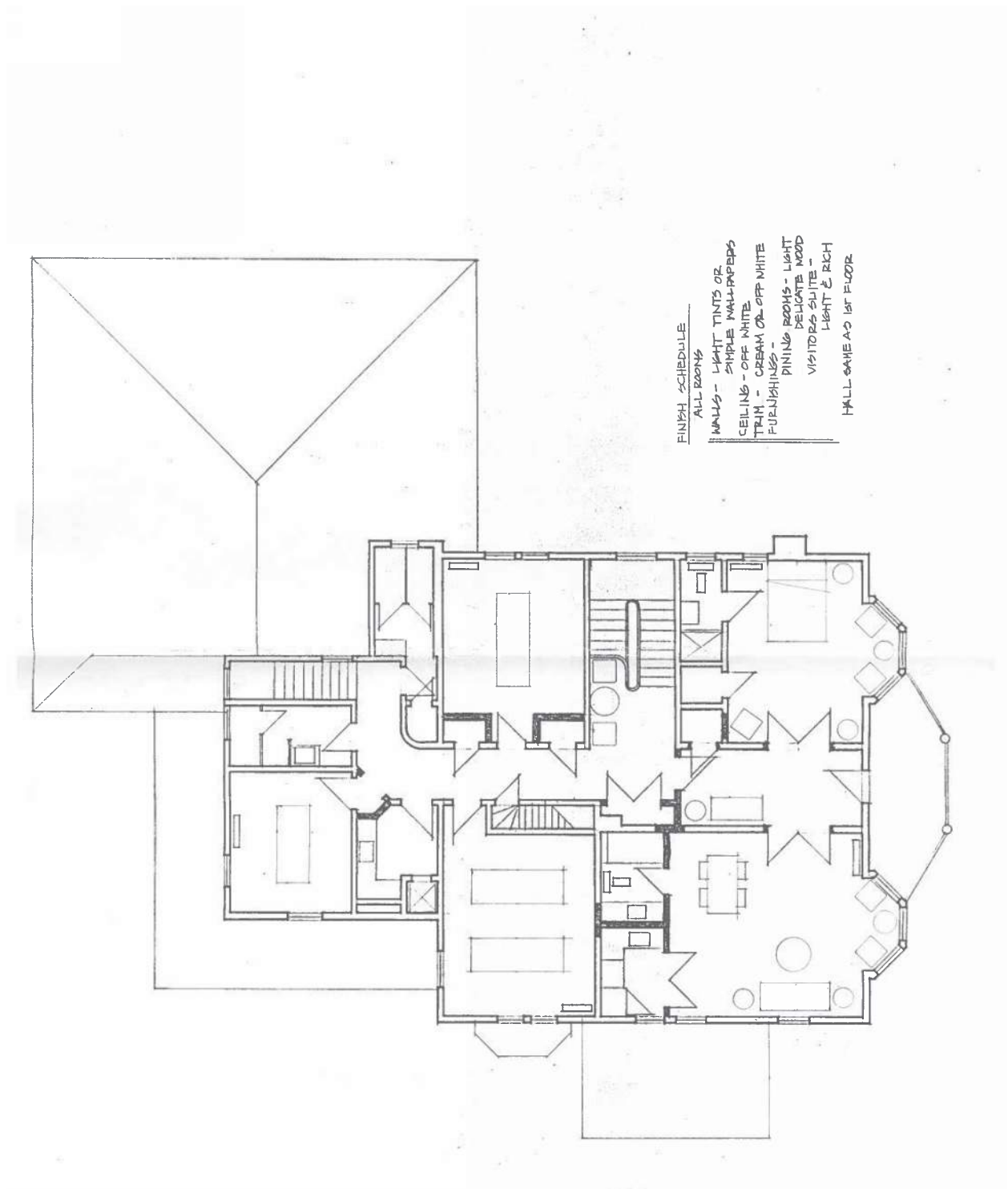
The interior of the 1963 addition is renovated with new vertical windows on the south wall to introduce better light and views, and by articulating two sub-volumes in the space with new pilasters and a revised ceiling treatment within the existing roof form. These ceilings would have gently curved coves and a simple off-white pilaster finish. A chair and picture rail would be installed and the carpet replaced with a tongue and groove wood floor. This dining room would be finished in a light, cheerful paint--perhaps a light yellow or pale grey to complement the exterior color and not compete with art work displayed on the available wall space. Also, the billiard room downstairs should be painted a light color, the lighting improved, and a short pile carpeting probably installed.

##### D. Lighting:

Most existing chandeliers and lamps are completely inappropriate to any Victorian period. They should be replaced with reproduction chandeliers and sconces appropriate to the period, of plain design with simple glass globes; electric fixtures are acceptable because Eugene had electric service available in 1887, only seven years after the first U.S. installation.







##### 5. Furnishings and Appointments:

President Strong supposedly left furnishings in the house when he exited in 1902. Some furnishings presently in the house are valuable and of period and should be integrated into the recommended furniture layout, which is based on typical historic accounts. The sofa in the northeast parlor is an 1870's original and should be restored as a centerpiece in a major new furniture grouping. A small hall table upstairs and the wall-mounted table in the first floor entry hall are collectors' items. Collier's desk is in University storage and should be restored to its location in the library. An original tub is also in storage and might be integrated into the new guest bath upstairs. Most of the existing furniture is very worn and/or out of period and should be replaced as antiques or authentic reproductions are phased-in when budget or donations allow. Upholstered wood rockers and wing chairs were found in both bedrooms and parlors by the 1890's. Tall, small circular tables were popular in most rooms. New dining room furniture is strongly recommended; it should be a light, natural wood design to complement the interior finishes, perhaps the classic bentwood Thonet. The new cashier/pastry case and the standing coatrack in the hall should be custom-made wood features designed to belong in a Victorian setting.

To complete the atmosphere of a period residence, miscellaneous appointments are essential. A simple slung valence over lace curtains was typical. Prints and simple engravings were popular wall hangings and an eclectic collection of small casts, trinkets and flower baskets was common. The place settings and silver for the dining rooms should be of Victorian character and miscellaneous items such as menus, advertising and signage should be designed to complement the restored atmosphere.

## 6. Plantings and Grounds:

The informal English style variety of plantings around Collier House is a critical aspect of its character and its history. It is clear that the Colliers and subsequent residents viewed the site as containing the house and other elements such as walks, trees, hedges and beds. Many of the original species remain, some in rather splendid maturity, such as the large Oregon myrtle on the north lawn. Other more recent additions are inappropriately sited and are not supportive of late 19th, early 20th century plant selections.

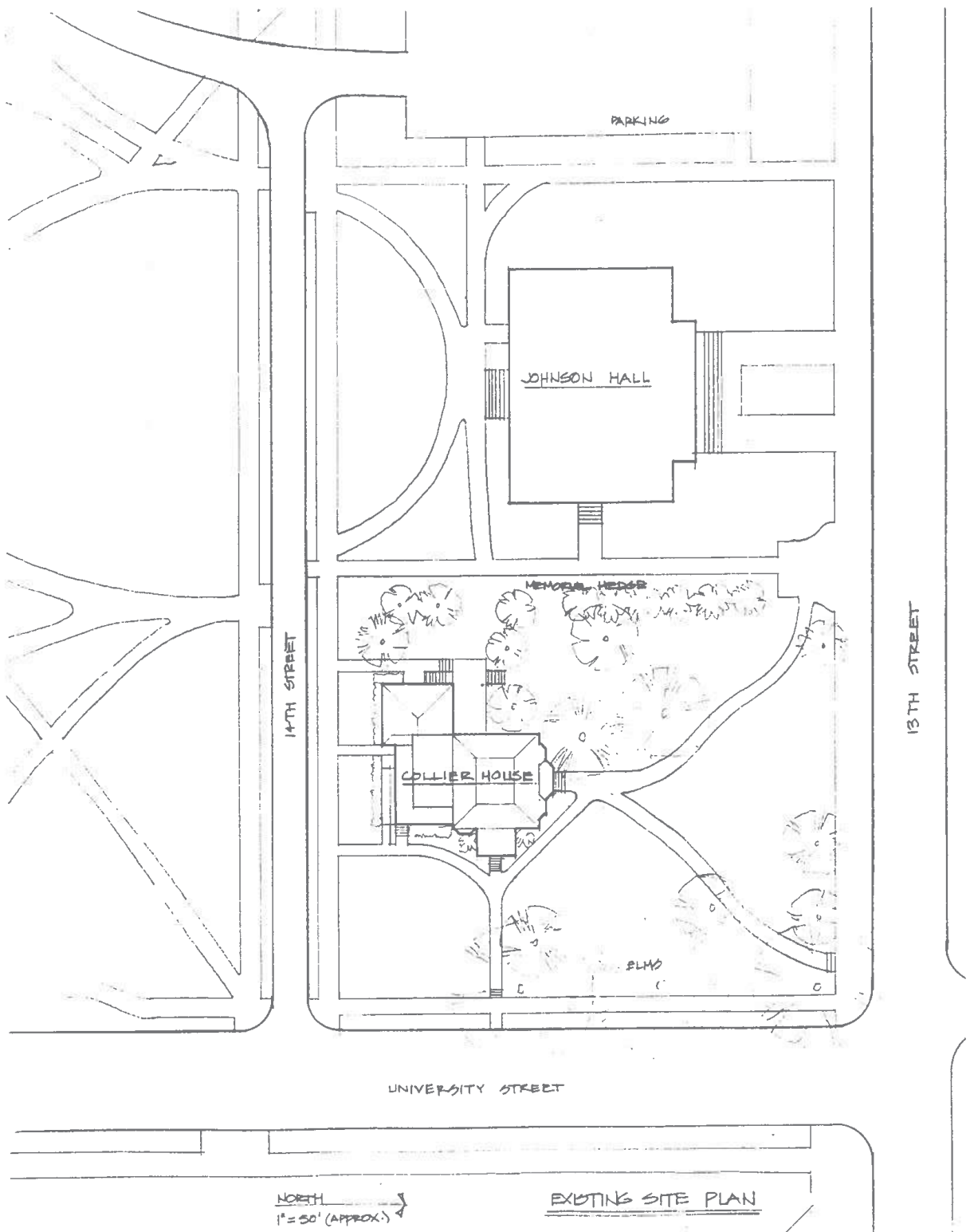
After a systematic survey and comparison of existing conditions with historic photographs is conducted, a landscape plan should be developed which: (1) provides positive maintenance, pruning, etc., for healthy original species and protects them from damage and harm; (2) prescribes additional period plantings to be introduced to the grounds, particularly flower beds and flowering trees; (3) ensures that inappropriate 20th century species not be imposed on the site in the future. It is probably not necessary to remove any but the youngest inappropriate species because the strategy for the house and grounds is an adaptive not religious restoration.

The walkways, borders and other static landscape elements should also be evaluated and restored where appropriate. Grounds were usually fenced, and early photographs show a simple but heavy wood and wire fence edging the property. Restoring this fence would reinforce the Victorian definition of the house and its associated grounds, but might also separate Collier House from its campus and its users. Suitable sidewalk edging and protection of the lawn at the corner is needed, but restoration of the fence is not recommended.

An ornamental sundial, fountain or urn was often found placed in the eclectic Victorian garden; carpet beds in geometric designs were popular, circular beds in the front yard are indicated. The horticulturally aware Colliers included a wide variety of the recently imported exotic species, particularly from across the Pacific. However, their conservative nature probably moderated the intricate patterns and exuberant mixing of colors and species popular in the late Victorian Period. "On this property are to be found false cypress, knob cone pine, western white pine, sitka spruce, big leaf maple, white magnolia and Oregon myrtle of the tree family. Among the shrubs are: English laurel, English yew, lilac, box wood, English holly, Japanese maple and skimmia, spirea and glossy abelia. In Mrs. Collier's garden were many lovely flowers as well, including a favorite bed of blue polemoniums." (Harpham article)

The row of elms along University Street is particularly important for making a visual edge at this point of campus and for establishing the balance between boundary trees and stately lawn trees. Every effort should be made to protect and preserve them. The memorial hedge to the west of the house should continue to be carefully maintained and improved. It should be remembered that the house was always seen in concert with its grounds and the aesthetic of attention to both results in a harmonious total image.





## APPENDIX H - SIGNIFICANT PERSONS ASSOCIATED WITH COLLIER HOUSE

Excerpts from Lane County Historian Volume III No.2, originally published in November 1958 by Josephine Harpham, University of Oregon Libraries



George Haskell Collier, date unknown



Sybil (left) and George (right) with their child, date unknown



Sybil Collier, date unknown

**George Haskell Collier (1827-1916)** was a professor of physics and chemistry at the University of Oregon from 1879 to 1895. Professor Collier was born in Mina, Chautauqua County, New York, on March 5, 1827 and graduated from Oberlin College in 1853 where he married Miss Sybil Sumner Smith of Augusta, Maine that same year. Seven children were born to the couple. From 1886 to 1876 he was a professor in chemistry and physics at Pacific University, Forest Grove OR when in 1976 he accepted a similar position with Willamette University in Salem. In 1872 he was elected to the legislature by a Republican party and was appointed chairman of the committee on education. He worked to provide ways and means for a larger fund for educational purposes and established the office of Superintendent of Public Instruction.

He came to the University of Oregon in 1879 and worked as a professor, in 1886 he bought 9.5 acres of land near the university campus from H.R. Kincaid and used the land to design and build a house and a cherry orchard. No architect was identified for the house; it was likely built like many from pattern books or builders' guides for the layout and style. The building was built to serve as the Collier's family residence.

The two story five bedroom late Victorian house was of all wood construction, and was paced upon a heavy stone foundation with masonry walls. A furnace in which oak was burned heated the house, this one of the later houses to have central heating on campus. Some features to note of the time period included large bay windows gracing the front of the house and glass doors leading from the garden to the dining area. Originally there was a large pasture and barn to the rear where their horse "Prince" was stabled.

**Sybil Sumner Collier (1829 -1907)** was a trained botanist. As one of the first women in the field she brought many trees to a campus that had only two standing when she arrived in 1886. Both Mr. and Mrs. Collier were very interested in the flora and fauna of the surrounding area. Using her skills she went out to the local environments with a horse and buggy to collect trees and shrubs to plant around the house. It is believed that many of the large conifers standing on the property today were collected by her. Some of the trees that might have been planted by her, like the Sitka spruce, Weeping Lawson False Cypress and Grand Fir may still remain along 13th Avenue. The Colliers made many trips to the Cascades and brought trees back with them, which Sybil then planted and nurtured on campus. She was recognized as



Collier house as it appeared when completed. The stable behind the 9.5 acre tract can be seen in the left background - trees of pioneer cemetery behind stable, 1886.

an authority to identifying trees and flowers.

George H. Collier retired in 1895 and the University acquired the property in 1896 for \$5,000 originally to turn it into a woman's dormitory. Instead, the upper floor of the house became the home of the University's second president, Charles Hiram Chapman. President Chapman and his family moved into the second floor and the university library, housing about 7,000 volumes was moved into the first floor. In 1900 the Board of Regents voted to make the Collier House the official home of University Presidents.

In 1902 President Prince Lucien Campbell moved into the house with his daughter Lucia and his late wife's mother Mrs. Zieber. In 1908 Mrs. Susan Campbell Church, a cousin, became the wife of President Campbell, and her son moved with her to the President's home. During this time period (1908-1917) changes were made to the existing structure. A room and bath were added to the southwest bedroom, the front stairs were remodeled, and a sleeping porch was placed above the drying porch. President Campbell died in 1925 and in 1926 the president's home was refinished for Arnold Bennett Hall, the new president, and his family. Until 1932 the Collier House was occupied by a succession of university presidents, than a Chancellor of Higher Education.

In 1941 the official residence of UO presidents was moved off campus to the McMorran House, and the Collier House became the faculty club.

## DOROTHY COLLIER, GRANDDAUGHTER OF THE COLLIERS

Register-Guard, Eugene, OR, Thursday, December 17, 1953

2C Register-Guard, Eugene, Ore. Thur., Dec. 17, 1953

### Granddaughter Gives Charter Member Sketch

At a recent meeting of Eugene Fortnightly Club which featured sketches of the charter members, the following review of the life of Sybil Sumner Collier was presented by her granddaughter, Miss Dorothy Collier, a past president of the club.

"Sybil Sumner Collier (Mrs. George H.), a native of Maine came from a New England background of scholarly and professional ancestors dating back to early Puritan days. By the time she was ready for higher education, Oberlin College in Ohio had opened its doors to women students, the first college to institute co-education. Sybil Sumner was among the first women to venture into that field.

"It was at Oberlin College that she met George Haskell Collier, who was preparing for a teaching career. He secured his degree in 1853 and, they were married.

"After teaching assignments in Ohio and Illinois they decided to migrate to the new Oregon country. With three young children they came by boat from New York, across the Isthmus of Panama by train, (forerunner of the Canal), and on to Oregon by boat. They came to teach in Pacific University in Forest Grove and then in Salem where Professor Collier accepted a position to teach the sciences in Willamette University.

"The second year after the University of Oregon opened in Eugene, Professor Collier was called to the university faculty, a position which he held for the next 17 years.

"For their family, which had increased to eight children including two pairs of twins, the Colliers built the residence on the campus now used by the men's Faculty Club. This was called Collier Hall for a number of years until it later became the president's residence.

"To Sybil Collier goes the credit for the planting and nurture of the many trees which grow around this old family residence and also for many of the trees on the rest of the campus. The story comes down that when the campus was covered with tall native grass and brush and the mowers were about to cut it down to make way for paths and the campus of the future, Mrs. Collier had stakes placed around small trees which she selected to be saved. This story is consistent with her keen interest in botany and all natural sciences. She had a wide range of knowledge of



(Winter photo, Wiltshire egg.)  
SYBIL COLLIER

trees and flowers and was recognized as an authority in identifying species.

"The Colliers made many trips into the Cascades, bringing down mountain trees to plant on the campus. In the early days the Colliers, when in Forest Grove, determined the height of Mt. Hood by recording the angle of the sun from the top of Mt. Hood where Professor Collier was, and at the same time from Forest Grove where Mrs. Collier was.

"Mrs. Collier was a great reader and, true to her New England background, an earnest Bible student. Not too long ago a small group of Eugene residents recalled being in her Sunday School class and declared the experience had a life-long influence. She was gentle, soft-spoken and clear-thinking.

"In 1896 Professor Collier retired from teaching and the Colliers moved to southern California to live on a small orange acreage where their interest in developing new species and growing California flowers filled their final years with pleasure and satisfaction."



## ELLIS LAWRENCE (1879 - 1946)

Ellis Lawrence first started working for the University of Oregon in 1914 and was hired to develop UO's first campus plan as well as serve as the first dean of the new School of Architecture and Allied Arts. He served as the campus architect and is responsible for the design of many buildings on campus such as the Jordan Schnitzer Museum of Art, Gerlinger Hall, Anett, Peterson and more.

Lawrence along with the help of an architecture student Walter Enos Church redesigned the front porch and door in 1914. He moved into the Collier House in 1942 and lived there until his death four years later. While Lawrence lived in Portland during this time, he stayed in Eugene twice a week at the Hotel Osburn until the Collier House became available. Lawrence died of a heart attack in 1946 in his room at the Collier House.



Ellis F. Lawrence (Oregonian 1940), UO Libraries

## THE FACULTY CLUB (1941-2003)

In 1947 the McMorran house was presented as a gift from George McMorran to become the official residence for the presidents of the University. The Collier House became the new home for the university's Faculty Club.

The house underwent renovations which included turning the northwest parlor into a library and the southwest bedroom addition into a billiards room. The upstairs rooms were rented out to male faculty and the downstairs was used for meetings, special events and a restaurant.

During this time the Collier House was declared a historic landmark in 1976 and a series of additions were made in 1963 courtesy of the firm Wilmsen, Edicott and Unthank.

In 2003 the Faculty Club closed. The Collier House became home to faculty offices, classrooms, meeting rooms, and a venue for music recitals.



Faculty Club sign in front of the Collier House, 1980 Oregon Digital