

**Historic Resources Survey
City of McMinnville
Yamhill County, Oregon**

Site Information

Site Address

203 NE 3rd Street

Owner at Time of Survey

D.H. Boersma

Map/Tax Lot

R4421BC06800

Current Zoning

C-3

Special Tax Assessment

No

Downtown Historic District

Yes

Subdivision Name

Original Town

Block

9

Lot

5

Lot Size

Quadrant

NE

Site Number

8.5a

Aerial Number

J-11

Resource Classification

B

Resource Number

422

Historic Significance

Secondary Resource #168

Historic Information

Date of Construction

ca. 1928

Early Additions/ Remodels

Builder/Architect

Probably Combs

Historic Name

Montgomery Wards Bldg.

Original Use

Commercial

Common Name

Boersma's

Present Use

Commercial

Condition of Structure

Good

Comments (at time of Survey)

In need of paint.

Building Type

Commercial

Outbuildings

None

Building Style

Square Brick

Stories

2

Porch

Basement

Roof Style

Flat

Roof Type

Moved

Demolished

Year/Date

Permit Number(s)

98B0044; 99B0637;
99B0650; 99B0960

Additions/ Alterations

Interior commercial remodel;
Install awnings; Install fire escape

Resource Information

Recorded By

Janice Rutherford

Date

6-17-1980

Sources

Historic Resource Survey
City of McMinnville
Yamhill County, Oregon

Statement of historical significance and description of property:

B422

This building was built by W.T. Vinton and Wm. Smith in 1928 to Montgomery Ward's specifications. It replaced an earlier 1891 two story brick which, at the time, housed a Studebaker garage. Montgomery Wards & Co. occupied the building until the 1970's when the present tenant bought it.

A square brick two story building, Boersma's faces south on the corner of 3rd and Baker. Flat-roofed with little ornament, the building has a simple white wooden belt course at the 2nd floor window sill level and a second belt course of headers above the 1st floor windows. The façade is three-bayed, the west elevation is five-bayed. All but two of the 2nd floor windows are six-lighted with large center panes and casements on the sides. The storefront at ground level has been altered and fitted with large plate glass show windows over small beige tiles. Cement rectangles and square in carved relief decorate the south and west elevations just below the simple white-banded roofline. At the northeast corner, a square cupola with Spanish tiled pyramidal roof rises above the City's only elevator: a 2,500 lb. O is freight lift. The rear elevation is plain with irregular fenestration. The interior (two floors, a mezzanine and a full basement) still boast original accoutrements: oak banisters and huge Pacific Still Boiler carrying patents from 1916 to 1917.

Historic Resource No. B422



Photo August 2001



Original 1983 Survey Photo