

**HISTORIC RESOURCE SURVEY FORM**  
University of Oregon Cultural Resources Survey  
Eugene, Lane County, Oregon  
Summer 2006

**RESOURCE IDENTIFICATION**

Current building name: Bean Complex

Historic building name: Bean Complex

Building address: 1416 Columbia St/1601 E 15<sup>th</sup> Ave. East section: 1695 E 15<sup>th</sup> Ave/1410 Moss St.

Ranking: Non-contributing

**ARCHITECTURAL DESCRIPTION**

Architectural style classification: Modern

Building plan (footprint shape): Asymmetrical

Number of stories: 3

Foundation material(s): Concrete

Primary exterior wall material: Brick

Secondary exterior wall material: Concrete

Roof configuration/type: Flat

Primary roof material: Elastic sheet roofing

Primary window type: Casement

Primary window material: Aluminum

Decorative features and materials: Pre-cast concrete panels, exposed aggregate finish

Landscape features: Located along the 15<sup>th</sup> Ave. Axis with courtyards with lawns, concrete paths, numerous rectangular concrete planters and exposed aggregate walls. A large pin oak appears in each of Bean's enclosed courtyards along with a mixture of smaller ornamental trees, shrubs and perennials.

Associated resources: None

Comments: The Bean complex is comprised of three main sections. The two dormitory buildings (Bean East and Bean West) are square in plan, each with a square courtyard in the center. A building that currently houses a catering kitchen and conference office connects these two dormitories.

**ARCHITECTURAL HISTORY**

Date of construction: 1963

Architect: Wilmsen, Endicott, and Unthank

Builder/Contractor: Paul B. Emerick Co.

Moved? (yes/no): No                      Date of move(s):

Description/dates of major additions/alterations: No major additions or alterations

**HISTORICAL ASSOCIATIONS & SIGNIFICANCE**

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

Current use(s) or function(s): Dormitory and University Catering

Area(s) of significance: Education, Architecture

Period of significance: 1962-1963

Statement of Significance (use continuation sheet if necessary):

The Bean Complex was built during an era of rapid growth in student enrollment at the University. It is a dormitory complex that was completed in 1963 in the Modern style amidst a university housing boom by architects Wilmsen, Endicott, and Unthank, and is one of the few buildings constructed as a direct result of the Lawrence Lackey Plan. Lackey was hired by the University of Oregon to prepare a planning report for the future growth of the campus in 1962. A significant amount of growth was targeted in the I.O.O.F. cemetery and land east of Agate Street. The Bean Complex appears in Lackey's proposed plan in its current location. It has an asymmetrical plan, with 3 stories and a concrete foundation. While the primary exterior wall material is brick, concrete is also used throughout. Bean has a flat roof with elastic sheet roofing, and has aluminum casement windows. The only decoration comes in the form of pre-cast concrete panels with an exposed aggregate finish. The complex is named for Robert Sharp Bean, who was chief justice of the state supreme court and later judge of the federal court of Oregon, a position he held until his death in 1931. He was the first University graduate to serve on the University's Board of Regents, and was first president of the University of Oregon Alumni Association. Units within complex are named for former faculty: Parsons, Thornton, Caswell, DeBusk, Ganoë and Henderson. Landscape features include courtyards with lawns, concrete paths, numerous rectangular concrete planters and exposed aggregate walls. Large pin oaks appear in each of Bean's enclosed courtyards along with a mixture of smaller ornamental trees, shrubs and perennials. As an example of late modernist landscape architecture, the design by Maryl S. Lorish may prove to be more historically significant than the buildings.

Because of misgivings with earlier campus planning strategies, Bean complex, along with numerous other buildings on campuses throughout the country at the time, were designed without any effort to conform to the existing built environment. Today Bean Complex stands at the east end of campus with other similarly-designed dormitories that were also completed in the Modern style, and which stand in contention to the unified styles of the buildings in the center of campus. While the building has very high integrity, it is not eligible for the National Register because it is less than 50 years old and holds no significant distinctions. Due to its very low significance on the campus, it is rated as a non-contributing resource.

**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 type="checkbox"/> University archives        | <input checked="" type="checkbox"/> UO Planning Office files | <input checked="" type="checkbox"/> Newspapers             |
| <input 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 type="checkbox"/> Historic photographs              |
| <input type="checkbox"/> Biographical encyclopedias | <input type="checkbox"/> Obituary indexes                    | <input checked="" type="checkbox"/> Other <u>See below</u> |

**BIBLIOGRAPHICAL REFERENCES**

Primary source materials, Bean Complex architectural drawings located in the Facilities Services hanging files.

"Dedication set for Bean Hall," *Eugene (OR) Oregon Daily Emerald*, 8 April 1964. p. 3.

Lackey, Lawrence, *University of Oregon Campus Planning Studies: Progress Report*. Eugene, OR. 1962.

Sandahl, David Alan and Castro, Ricardo, *An Architectural History of the University of Oregon*, s.l.: s.n., 1975.

Taylor, Christine L. "Planning For The Preservation Of The Campus Plan: University Campuses Of The West Coast."  
Master's thesis, University of Oregon, 1990.

Teague, EH. (2004, Oct. 10). Bean Complex. *The Architecture of the University of Oregon*. Retrieved Mar. 1, 2006, from <http://libweb.uoregon.edu/guides/architecture/oregon/>

**RECORDING INFORMATION**

Researched: Dustin Welch and Andrea Blaser, Winter 2006

Recorded: Susan Johnson and university Planning Office, Summer 2006

Photo number or name:

**PHOTOGRAPH**



**SITE PLAN**

