

## LVIV'S RESIDENTIAL ARCHITECTURE FROM THE TURN OF THE 19TH/20TH CENTURY

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**Розглянуто дуже важливий період у розвитку львівської житлової архітектури – злам XIX–XX століть. Проаналізовано нові архітектурні вирішення, які залежали від нових конструкцій та нових потреб мешканців.**

**Ключові слова: архітектура, житлові будинки, розвиток, фасади, деталь.**

### Introduction

At the turn of the century, Lviv was becoming a modern city with held both eclectic and modernistic characteristics. Other than the many tenement houses formed during that time, sacral architecture also developed and stately buildings of public use began forming. Most of the buildings are characterized by an excellent execution, as a wealth of statuary and painted decorative elements. The building architecture that remains today has decorative front elevations, and very modest back elevations, which are devoid of any architectural detail. Most of the tenement buildings have maintained their original appearance, some of them were rebuilt or had storeys added to them. On the walls of some of the tenement buildings, especially in the halls and the front elevations, the plaster that is coming off reveals inscriptions in Polish, Hebrew or German, reminding of the previous multiculturalism of the city. Architecture this time remains for us a priceless object for research.

### Basic Theory Part

Theoretical positions of the article are based on researches of the Lviv and Craciv scientists, and also on the own inspections of building of Lviv. In the articles used scientific methods of description, analysis and classifications.

### Results and Discussion

The turn of the century is a time during which Lviv's building architecture was modernized through electrification. It is a time when new factories began appearing, as well as immense public utility buildings. The end of the 1880's and the beginning of the 1890's became, for many of Lviv's architects, a breakthrough period. It was a time during which new architectural solutions were being sought. This was mainly reflected in monumental public utility buildings, but could also be noticed in residential architecture. More attention was paid to construction and rational planning, as well as to the visual perception of architecture. During this time new building materials were used, architectural detail in the form of moldings, stained glass and colorful roof tiles was instilled, and brick and ceramic facings were employed. The construction of tenement housing at the turn of the century was a result of an intense rise in the city's population, which caused a need for new housing accommodations. Three and four – storey buildings began appearing, based on a rectangular plane, with side annexes. In the center, or on the side of the building there was usually an entry gate which lead to a small courtyard. Apartments in a tenement house usually had an enfilade – type of room arrangement. The rooms were entered through open galleries situated at the rear elevations of the house and annexes. The second entrance to the flats came through the main staircase. The location of a tenement house within the city's arrangement decided its artistic value. Along the city's main streets, external appearance of the elevations and quality and value of architectural detail were of great importance. Those tenement houses which appeared along side streets usually had a

typical layout, and their elevations were quite alike, at times devoid of any decorative element. The second half of the 19th century brought an expansion of the city's downtown and its main streets. A large amount of Art Nouveau architecture in Lviv after 1900, especially that reflected in residential housing, was dependent on the style in Vienna. In the years 1908–1914, modern architecture developed, bringing in modernistic and eclectic traits. At the end of the 19th century, historicist tenement houses began to appear. It was during this time that architects began getting interested in neo-baroque and neo-rococo styles. These were trends which held a contradiction to the gentle renaissance and classical form. Buildings with striking, more dynamic elevations with a lot of architectural detail began appearing. They were often accompanied by bay windows and balconies, held up with consoles or sculptures of atlanteans.

The tenement house at Drukarska street 3 is an example. It was built in the 1897–1898. At first, a tenement house with traits typical of Italian Renaissance stood at this address. It was built in the 16th century and was the property of one of Lviv's merchants, Stancl Szolc. The courtyard entailed farm like buildings and stockrooms for merchandise [1]. In the 18th century a figurine of Mother Mary was placed in the niche of the first floor above the entry gate, and the building was named "Under the Mother of God". Since the beginning of the 19th century, the first floor of this tenement house was used by Jan Muszyński's liqueur and vodka factory. At the end of the 19th century, the neo-baroque tenement house that still stands today was built.

It was likely designed by Alfred Zacharievich, and built by J. Levinski's company [2]. This tenement house received four storeys with rectangular windows and an entrance on the side of the building. The spaces in between the third and fourth storey are taken up by a decorative, organic ornament, while the vertical divisions are accentuated by grooved pilasters. The building is retracted from the frontage of the street, it has an eight axis elevation with predominantly grey and green colors. A decorative cartouche lifting a crown lies above the main door, and on the opposite side of the building, at the level of the third and fourth storey, there are two balconies with steel railing, held up by decorative consoles. At first storey level, between the building's fifth and sixth axis, in a niche with an arched top, a sculpture of Mother Mary was placed. The first storey windows are decorated at the top with an interesting architectural detail. It is likely that in the 20th century, the first storey was used for commercial services. This is suggested by writing on the wall, which is not very legible, but still visible today. Currently, the uppermost storey is used by Soviet Home Hotel. The tenement house situated at 35 Lesi Ukrainki Street is another interesting example. It was built in the 1870's as a one storey residential tenement house. It was remodeled in the year 1890, and an additional storey was added [3]. It is currently a two storey house, with a five axis elevation. It has eclectic traits. The house was built on a rectangular plane, and connected with an annex on the side of the courtyard. There is an entry gate at the center of the front elevation. Above the entry gate, a beautiful neo – baroque balcony with cast iron railing is present. The windows of the second and third storey are decorated with stone bands. Between the windows of the uppermost storey, Ionic pilasters appear, and decorative crowns appear above these windows. The first storey is rusticated. Each storey is separated with a wide, very apparent cornice. First and second storey windows contain decorative keystones in their axes. First storey windowsills are held up by decorative consoles. Additionally, between the windows in the upper part, sculptures of human heads in cartouches appear. Along the outbuilding's elevation, and partially the back elevation of the tenement house, runs a gallery facilitating entry into the rooms of the house. The main entry leads into the apartments from a wooden stairway. The tenement house's back elevation is plain, plastered and devoid of any architectural detail. One of the more interesting tenement houses is the one which stands at Teatralna Street 9. It was designed by Józef Kajetan Janowski, and built in 1892. It once belonged to the Gubrynovich family, a family of booksellers. It was a corner tenement house, and its first storey was made up of bookstores. This house's elevation is adorned with the busts of six exceptional Polish men: Jan Kokhanovski, Adam Mickievich, Zygmunt Krasicki, Julish Slovacki, Jozef Krashewski and Adam Asnyk. The placement of allegorical sculptures, as well as sculptures of deserving historical figures was quite popular, especially if the bottom storey of a building was adapted to provide a commercial service. The tenement house has Romanesque Revival traits, with classicist elements. It is a three storey house built on a rectangular plane. Each storey is separated by an obvious, wide horizontal

cornice. The elevation of the uppermost storey is divided with Ionic pilasters. Some of the second storey windows have triangular pediment roofs.

From the side of Teatralna Street, the elevation has architectural detail in the form of an owl with an open book, on which the date of construction appears. "Chopin's home" – a tenement house placed by Doroshenko St. 11 is another example of placing a statue of an important personality. It is a building that combines Neo Baroque and Neo Rococo. It was designed by K. Boublik in 1898, and is a three storey house. Originally the house contained a piano store, today the bottom storey is a clothing store, and the upper storeys are residential. The front elevation has a walk – through gate, which is situated on the side of the building with a decorative cartouche above it. On the same axis above, at the level of the second storey, there is a bay window which finishes off with a cast railing. The second part of the elevation at first storey level is taken up by a large shop window, along with an entrance. At second storey level we find a balcony with a large, triple window. Above, surrounded with sculpted decorations, the bust of the famous composer Frederic Chopin appears in a niche. An unusually beautiful tenement house with interesting sculpted decorative elements is the house at 26 Shewczenko Prospekt. It came into being in the year 1898, according to Julian Cybulski's project. It is a four storey building, based on a rectangular plane, with an eight axis elevation crowned with a fancy top. An impressive two storey bay window, placed in the building's third, fourth and fifth axis, is held up by atlanteans. Second storey windows are topped with an arch and included in stoney bands. In the axes, decorative keystones with sculptures of human heads appear. Third storey windows are rectangular, surrounded with a stone band and topped with decorative pediments. The entire building is topped with a crown cornice.

Special attention should be given to Lviv's Art Nouveau tenement houses, seeing as so many of them appeared at the turn of the century. One of the most beautiful tenement houses is Segal's tenement house, and stands at 4 Shewczenko Prosp. It was constructed in 1905 from a project by Tadeusz Obmiński, with a cooperation from Z. Kedzierski and M Ulnam [4]. It is a corner, four storey building with a high roof and an avant-corps on the corner, covered with a tented roof. The entry vestibule is placed at the building's axis and leads into a stairway that is situated on the side of the courtyard. The front elevation received an Art Nouveau décor. This is especially visible in the windows of the avant-corps, as well as the attic which crowns the elevation. Art ouveau elements also appear in the form of highly stylized frameworks around the windows of the first and second storey, as well as the upper part of the acant-corps and the peaks which crown the building. At the beginning of the 20th century, tenement houses with elevations adorned with geometric and organic forms which were supplemented with ceramic décor began appearing. One example of this is the tenement house at 70 Lychakivska Street. It was built in 1906 according to T. Obmiński's design, which was signed by J. Levinski's architectural firm. It is a house built on a rectangular plane, connected to one outbuilding. It has three storeys, on the axis of the first story we find a gate with beautiful woodwork which leads to the back of the property. On one side of the elevation, a two storey bay window supported by decorative consoles appears. It is finished with a stepped peak, decorated with horse chestnut leaves. On the other side of the elevation, at first storey level, there is a balcony with cast railing. Underneath the eaves and between the windows, the front elevation is decorated with colorful compositions made with azulejo tiles. Additionally, the elevation is adorned with plaster plant like decorations, typical of the Art Nouveau movement. In Lviv one can find many tenement houses with eclectic form, with Art Nouveau elements dominating. These tenement houses usually have a typical two wall arrangement, and received Art Nouveau décor in order to acquire a more aesthetic external appearance. This was motivated by the want to receive the highest possible profit when renting out the apartments. One example is the tenement house which appeared at 28 gen. Chuprynka street at the beginning of the 20th century. This three storey building was established on a rectangular plane, and connected to two outbuildings. The front elevation has nine axes, and the gate is shifted to the side of the middle. At the height of the first storey, a simple form bay window supported by Atlanteans was situated. In the upper part, on the axis of the first storey windows, as well as the axis of the gate, sculpted lion heads appear. The frieze which runs underneath the roof's cornice, as well as the belt that runs between the windows of the second and third storey, is decorated with floweresque sculpted décor. The cast railing of both balconies of the second storey resemble Art nouveau décor in form. Another example is J. Feiweil's

tenement house at 32 Doroshenka Street. This house was constructed in 1908 according to Artur Schleyen's project. It is a three story building, connected to one outbuilding. The house's elevation merges eclectic style in its lower part, with Art Nouveau in the upper part of the building. This tenement house is crowned with a geometric attic with a crest. The elevation is decorated with stylized pilasters and a decorative frieze. In the vestibule of the building, which led to the stairway, colorful tiles laid out in geometric designs decorate the flooring. On one of the floor tiles, a trademark of the Mund Brothers is still visible. Another example is the tenement house at 21 Shpytalna Street, which was constructed at the beginning of the 20th century. It is a three storey tenement house, based on a rectangular plane, with two single walled outbuildings. The house's front elevation has ten axes, with a drive through gate at the building's axis. The windows of the second and third storey are rectangular, and the areas in between are filled with plant like ornaments. There is a decorative cornice at the top. Two balconies at second storey level which situated at the sides of the building are supported by decorative consoles. From the side of the courtyard, in the back elevation and along the outbuildings there are galleries which allow for entry to the apartments. The rear elevations of both the tenement house as well as the outbuildings are plain, plastered and devoid of decorative element. A combination of eclectic forms and Art Nouveau elements it also visible in the tenement house at 19 Doroshenka Street. This tenement house came into being in 1909 according to W. Podkhorodzki's design. This massive tenement house was annexed to two outbuildings, and is a four storey building with a five axis elevation. The gate has been placed on the side of the tenement house and possesses an intricate sculpted decoration at the top. The vertical division of the elevation is accentuated with Ionic columns which hold up allegorical sculptures by Piotr Wjutowicz on capitals. The first storey is separated from the second by a balcony with metal railing. Higher up, at third storey level, single balconies on each axis, with a cambered form are being held up by decorative consoles with Art Nouveau cast railings. The building is crowned with an attic, and the extreme axes were accentuated with classicized peaks. After 1910, Art Nouveau forms started either disappearing, being combined with other stylistic themes.

An example of this is the tenement house at 5 Knyazya Romana Street. It is a five storey house which was built in 1912 in the place of three Merchant homes which stood there previously. This house was constructed based on a design by Adolf Piller and Roman Wolpel. Originally, the tenement house was a residential building, later on in 1920 it was adapted into a bank of "Polish Land", and in 1929 it was a studio of the Polish radio [5]. The tenement house had three outbuilding annexes, which created a closed – off courtyard. The front elevation shows traits of early modernism with some eclectic element. Two bay windows run through the three uppermost storeys. They are supported by Atlanteans in the form of knights leaning against their swords. At the building's axis there is a triple arcade portico with reliefs of lions. Both the atlanteans, as well as the relief lions were made by Ryszard Plich. First storey window frames peak in a Neo Gothic fashion with an ogive. An example of a tenement house which brings together historicizing traits and elements of early modernism is a building at 6 Teatralna Street. It is a four storey tenement house which was constructed in 1910, and designed by Jak Levinski and Adolf Piller. This tenement house has a three axis elevation, topped with a decorative cornice and a massive attic, which is covered by a Mansart style roof. The house's first storey is rusticated, with a side entrance and large windows. Upper storeys have large, rectangular windows. On the building's axis a bay window runs through the two middle storeys. It is finished with a balcony with two vases situated on the sides. Along the sides of the bay window, two Ionic pilasters are present. The first storey is separated from the second by a balcony's baluster railing, supported by consoles. The first storey is occupied by commercial services, while the upper storeys are residential. A stairway with cast iron construction and railing leads towards the apartments. The stairway's floor is made of tile arranged in an interesting, colorful mosaic. After 1910, lower buildings started being substituted with multi storey tenement houses and public buildings in an early modernist style. One of the more interesting examples is an eight storey tenement house called Sprecher's Tenement House, which is situated at Mickievicha Plaza 8. The tenement house was built in 1912-1921. F. Kassler was the architect who designed this neoclassicist and early modernist style building. Although this tenement house has eight storeys, the elevation would have it be seen as a six storey building. The elevation is adorned with asymmetrical deflections in the curtains, as well as window frames

and turrets of a high, Mansart style roof. The elevation also entails Ionic pillars which run stand through two storeys, as well as columns which accentuate the vertical division of the elevation, and decorative cornices above the windows. The rusticated first storey starts relatively high, and is intended for services. Upper storeys are residential. This building is commonly called a skyscraper, due to the fact that it was once the highest residential building in the city.

### Conclusion

The turn of the 19th/20th century in Lviv's architecture was a time of searching and experimentation, which is noticeable in many of the city's buildings. It was a time which left permanent marks in the architectural image of Lviv. This architecture is predominantly characterized by perfectionist attention to detail. New construction solutions played an immense part in the evolution of Lviv's architecture. Many beautiful buildings came into being, and many stylistic trends were combined in these buildings. Tenement houses were usually designed on a rectangular plane with a two wall arrangement. From the side of the courtyard, they were often annexed to one, two, or more rarely three outbuildings. A main stairway lead to apartment entrances, as did galleries which trailed along the annexed buildings and hind elevations of the tenement houses. Gates were placed either on the axis, or on the side of the buildings. As was the case in most cities, the most impressive buildings appeared in the city center. The further away from the center, the less impressive the residential buildings were, and the less they stood out from the rest of the architecture. Lviv's turn of the century architecture is characterized by a large city scale and high artistic value. Both the aesthetic and technical state of the tenement houses is quite good, however many of them require renovation. This is not only for the sake of the residents' safety and comfort, but also so that the buildings may regain their previous glow, which will enrich the architecture of this beautiful city.

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