



# **Dayton Historic Preservation Commission**

Special Meeting Agenda

**Date:** December 18, 2019 **Time:** 6:00 PM

**Place:** 111 South 1<sup>st</sup> Street, Dayton, Washington 99328

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## **A. CALL TO ORDER**

## **B. ROLL CALL**

## **C. ADOPTION OF MINUTES**

A. October 23, 2019

## **D. DESIGN/SPECIAL VALUATION REVIEW**

## **E. UNFINISHED BUSINESS**

A. JJ Dippel project update (Dippel)

- i. WISSARD launch update
- ii. Other items not listed not listed

B. Downtown Dayton, Walking Tour Guide (Staff)

- i. Presentation of current draft; additional changes

C. Main Street Signage Report (Butler & Staff)

D. Pietrzycki Park Signage Report (Smith)

- i. City approved \$500 budget

E. Site 5202 Continued

## **F. NEW BUSINESS**

A. None scheduled

## **G. OTHER BUSINESS**

## **H. ADJOURNMENT**

### **Next Scheduled Meeting**

**January 22, 2020 @ 6:00 pm**

**111 South 1<sup>st</sup> Street, Dayton, Washington 99328**



# Dayton Historic Preservation Commission

Regular Meeting Minutes

**Date:** October 23, 2019 **Time:** 6:00 PM

**Place:** 111 South 1<sup>st</sup> Street, Dayton, Washington 99328

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## **A. CALL TO ORDER**

A. Chair Mike Smith called to order the regular meeting of the Dayton Historic Preservation Commission at 6:00 pm.

## **B. ROLL CALL**

A. Members present: Mike Smith, J.J. Dippel, Ginny Butler, Carole Lane, and Rusty Figgins

Staff: Meagan Bailey, Director of Planning and Community Development

## **C. ADOPTION OF MINUTES**

A. August 28, 2019

a. A motion was made by Butler and seconded by Dippel to approve the original August 28, 2019 as presented and to rescind approval of the version adopted during the September 25, 2019 regular meeting; none opposed. Minutes approved.

B. September 25, 2019

a. A motion was made by Butler and seconded by Lane to approve the September 25, 2019 meeting minutes as presented; none opposed. Minutes approved.

## **D. DESIGN/SPECIAL VALUATION REVIEW**

A. None presented.

## **E. UNFINISHED BUSINESS**

A. JJ Dippel project update

i. Dippel offered an update regarding the Minnie Moe article as printed in the Dayton Chronicle. The Chronicle incorrectly gave credit to Dippel instead of the DHPC as requested. It was discussed that and further submittals would be submitted only by staff on behalf of the DHPC and would be submitted to both the Dayton Chronicle and the Waitsburg Times.

- ii. Dippel has requested access into a “searchable database” that offers ownership information as far back as the early 70’s. Staff will reach out to the county auditor to request access. If a payment is required for access, staff will discuss this request with the City Administrator and report back in the November meeting.

**B. Downtown Dayton, Walking Tour Guide**

- i. Staff presented a brief update on progress to the guide; there is no editable version of the current brochure and staff is recreating from scratch. It was discussed and mutually agreed that a redesign, shadowing the Wheeling example, should be created. Instead of a map; however, staff will incorporate interesting facts about the area. The final draft will be presented in the November meeting.

**C. Main Street Plague Report**

- i. Butler provided an update on the grant application. The application requires exact GPS coordinates identifying the location for the sign.
- ii. It was discussed and agreed that Flour Mill Park would be a proper fit, as it’s accessible and on the west boundary of the district. Staff will coordinate with Butler to determine desired location and to aide in getting a letter of approval for placement, if necessary.

**D. Site No. 5202 Identification**

- i. Smith reported on the research completed for this project, attached herein as Exhibit A.
- ii. It was agreed that the synopsis provided by Smith should be submitted, following minor revision, to the Dayton Chronicle and the Waitsburg Times with request to publish. Prior to submitting, staff will email a copy to DHPC members for approval.
- iii. Staff will get a new photo of the site for WIZAARD to Dippel.

**E. Pietrzycki Park Signage Report**

- i. Wording and design had previously been agreed upon and decided; however, confirmation of funding is needed prior to continuing with the project. Staff will discuss funding options with the City Administrator and request a \$500 budget for the purchase of the City Park sign as well as install assistance from the Public Works crew. Staff will provide an update at the next regular meeting.

## F. House Placard Update

- i. Placards are only available to those houses that are eligible for the National Register; 215 E. Spring St. property is listed as SHPO ineligible. Dippel will reach out to Kim Grant to request guidance and more information on reason.
- ii. In general, placards are ordered through Eerie Monument. Additionally, homeowners are responsible for the costs associated with the placard.

## F. NEW BUSINESS

### A. Residential and Business of the Year – Nominations

- i. Butler nominated that 258 East Main Street (owned by Mark and Vonda Anderson) to be the *Business of the Year* and that 312 East Patit Street (owned by Jonathan Fletcher) be the *Residence of the Year*.
- ii. No other nominations were received for the awards.
  1. A motion was made by Dippel and seconded by Butler to accept the nominations made by Butler; none opposed. Staff will coordinate with the property owners and provide tickets and event information.

## G. OTHER BUSINESS

- A. Dippel indicated concern regarding possible issue with the Port of Columbia and new fiber installs; it was stated that this is not something regulated and/or monitored as that is out of the prevue of the DHPC. No action taken.
- B. Butler informed the DHPC that the Grist Mill Stone is crumbling due to structural deficiencies from rust/age. Staff will coordinate with a local and volunteer welder and try to gauge the issue. If it is not something that can be fixed without extensive tools, staff will reach out to Dayton Tractor and/or Wiley Monument to create a new rim. Staff will report back at the next regular meeting.
- C. Staff informed the DHPC that applications are being accepted for the 2020 Façade Grants.
- D. Additional outreach was discussed, and a scheduled monthly article will be considered. It was considered the be a “*Did you Know?*” style of article to include interesting facts about the historic people, places, and more of Dayton and the surrounding area.

**H. ADJOURNMENT**

- A. Butler motioned and Lane seconded to adjourn the regular meeting of the Dayton Historic Preservation Commission at 7:29 p.m.. Meeting adjourned.

Minutes approved by:

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Mike Smith, Chair

Date

Attest:

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Meagan Bailey, Planning Director

Date

## Synopsis of Indian Battles in Dayton on the Touchet River and Patit Creek

### Prior to 1848

The junction of the Touchet River and Patit Creek was known as the "Crossing" as Dayton was the summer meeting of various tribes. Included were the Nez Perce to the east, Palouse to the north, Yakamas to the west and Umatillas, Walla Walla and Cayuses to the south. They gambled on pony races and played stick games where the City of Dayton is now and the trail continued almost down Main Street to the Tucannon River in the east.

### Cayuse War 1847-1848

On November 29<sup>th</sup>, 1847 the Whitman Massacre occurred by the Cayuse Indians and the Cayuse War began. On March 12<sup>th</sup>, 1848 Colonel Cornelius Gilliam was camped with his Oregon Volunteers on the Tucannon River at the Nez Perce Trail crossing. Upon receiving word some of the Cayuse Indians responsible for the Whitman Massacre were at the mouth of the Tucannon River. He marched his troops all night and upon arrival the next morning he was told the Indians had forded and crossed the Snake River but had left their livestock. On March 14<sup>th</sup>, 1848 Col. Gilliam then gathered up the livestock (Cayuse or Palouse had left) and started back to the crossing of the Touchet River at Dayton. After marching only a very short distance his troops were attacked by about 300 to 500 Palouse warriors left behind by the Cayuse. The Indian attack was staved off initially but a running battle ensued and continued until the Col. Gilliam and his men made camp that night on a small creek (Patit Creek) without having reached the Touchet River. The Palouse warriors fired into the camp all night and the Volunteers decided to release the horses to mollify the Indians but it was not successful. Next morning the Col. Gilliam and the Volunteers continued the retreat to the Touchet River. The Palouse realizing the goal set up battle lines in the underbrush and scrub of the river bottom. In the afternoon the desperate battle was on and lasted between one and three hours until Col. Gilliam and Volunteers fought their way across the Touchet River at which time the Palouse withdrew. There were reportedly 10 injuries and 1 death according to accounts and a number of Indian dead. On March 16<sup>th</sup> Col. Gilliam and his men reached Fort Waters about 30 miles away having had nothing to eat for 3 days. This marked the end of the Cayuse War as the warriors involved dispersed among other tribes and eventually were all caught and hanged by 1850 in Oregon City.

### Treaty Issues 1855-1858

In 1855, Kamaiakun, a Yakima Chief had defeated Gen. Steptoe in the north and Indians were emboldened in the area. Walla Walla tribal Chief Peu-peu-mox-mox decided not to honor their treaty as well upon the death of his son by whites. Major Indian battles in the north had settled the Yakama issue and late in 1855 the Battle of Walla Walla occurred effectively ending the major uprising but tensions still remained. Another skirmish happened in Dayton at the "Crossing" on July 13, 1858 when W. J. Lindsay in charge of 13 packers escorted by Lt. Wickliff of Company F, 9<sup>th</sup> Infantry camped on the south bank of the Touchet River opposite Patit Creek. About 70 Indians came down from the hill on the north and circled the packers and soldiers. The first circle around the camp left 2 white men dead and 3 wounded. Led by Lindsay the men waded the Touchet River above the mouth of Patit Creek and ran upstream as the Patit Creek afforded the cover under a high bank and waited for the next charge. The Indians made several more charges but eventually withdrew. At the end of the skirmish there were 11 dead Indians and 13 dead ponies between the creek and the foot of the hill.

### Sources

- 1) Historic Sketches of Walla Walla, Whitman, Columbia and Garfield Counties, W.T. by Frank T. Gilbert, Portland, Oregon, 1882
- 2) Early Columbia County by W. F. Fletcher pgs. 14-15
- 3) Palouse Indians and Oregon Volunteers battle in Columbia County for 30 hours beginning on March 14, 1848, by Phil Dougherty Posted 11/29/2006 Historylink Essay 7807
- 4) Columbia County Dispatch, Vol. 20 Dayton, Washington Thursday June 8<sup>th</sup>, 1922 No. 78
- 5) History of Columbia County, by Mrs. A.M. Van Nice, Pgs. 1-4
- 6) An Illustrated History of Southeastern Washington, Chapter III History of Columbia County, by Western Historical Publishing Company, 1906 Pgs. 279-280 & 282-283

THE DOWNTOWN DAYTON  
HISTORIC DISTRICT WAS PLACED ON  
THE REGISTER OF HISTORIC PLACES  
IN 1999.

This district includes 29 buildings within a four block area. The nomination was compiled by the Washington State Office of Archeology and Historic Preservation and the Dayton Historic Preservation Commission. Contributing buildings have a bronze plaques with historical name and date and are listed in this leaflet, some with historic interior features.

~ Begin this walking tour at the Columbia County Courthouse, proceed west on Main Street 2 1/2 blocks. Tour continues on south side of Main Street and returns east to Third Street. ~



**#1: 341 East Main  
Columbia County  
Courthouse — 1887**  
The courthouse was designed by Dayton architect W.H. Burrows. This two and one half story, stuccoes brick

Italianate building is topped with a 22 foot lantern, and bell cast Mansard roof with iron cresting. Distinctive features include rusticated base, quoins, paired segmental arch windows, and pediment statuary. This oldest working courthouse in Washington State was listed on the National Register in 1975.

**#2: 309-311 E. Main (Col. Co. Commissioner & Azure Mtn.) Dantscher Building — 1888**

The Dantscher Building is a two story brick structure with segmental arched, second-story windows. A stucco finish has been applied. An Italianate cornice, which was removed prior to 1950, has been replaced, we well as the 1888 storefront.

**#3: 112 N. Second (Convenient Care Clinic)  
Day Building — 1935**

The Day Building was built for Dr. W.W. Day, the third generation of pioneer Dayton physicians. The Mission Revival style, single-story stuccoed office building has simple wood detail and Spanish tile parapet. It has served continuously as a medical clinic.



**#4: 222 East Commercial  
Dayton Historic Depot — 1881**

The Dayton Depot, originally built on the west side of the Touchet River, was moved to this site in 1899. This two-story, Stick-Eastlake-style building with a cross gable roof house the station master upstairs. Note the prominent bracket detailing decorative bargeboards in the gables, original siding, windows and doors. The interior spaces are intact and include high ceilings, beaded board walls, and wainscoting. The oldest surviving train station in Washington State was built by the Oregon Railroad and Navigation Company and later purchased by the Union Pacific Railway. The Depot was listed on the National Register in 1974.

**#5: 247 E. Main (St. Vincent de Paul)  
Weinhard Block — 1898**

This is a single-story masonry building with recessed parapet panels and buff brick facing. The original transom windows are restored and the storefront configuration is intact. The building originally extended to the corner of Second and Main. Built for Jacob Weinhard and known historically as the Weinhard Block, it is attributed to John Mash, architect and contractor. Its general use has always been dry goods.

**#6: 245 E. Main (VS Antiques)  
Monnett & Hamilton Hardware — 1910**

This is a single-story masonry building with buff brick facing, recessed parapet panels, transom windows and storefront configurations intact. Designed by John Nash to match the building next door, it was occupied by Monnett & Hamilton Hardware for over 60 years.



**#7: 229-235 E.  
Main (Weinhard  
Hotel)  
Weinhard Building  
— 1890**

The Weinhard Building is a two-story brick building with distinctive brick coursing and corbelling at the upper story level. In 1963 one half of the building burned and is now the parking lot for the hotel. German immigrant Jacob Weinhard came to Dayton in 1880 and established Jacob Weinhard's Brewery, now demolished. He operated the Weinhard saloon and billiard hall on the ground floor, while the second story was used as a lodge hall. Over the years there have been several restaurants, a Safeway store and a drug store in the ground floor.

**#8: 217-225 E. Main (Vacant)  
Guernsey-Sturdevant Building — 1882**

The Guernsey-Sturdevant Building is a two-story, Italianate style, brick masonry structure with an elaborate wood cornice, formal window surrounds, and intact cast-iron columns. The wood cornice and storefronts were renovated in 1992 and the building was listed on the National Register in 1993.

**#9: 211 E. Main (Vacant)  
Vacant Building — 1882**

This two-story brick masonry building is adorned by five round-arched windows at the second story. This building is currently being renovated for future use.

**#10: 112 N. First (Ray's Barber Shop)  
Dr. Van Patten's Office — 1909**

This is a stuccoed brick building with narrow, segmental arched windows and doors. Note the original lettering on the door.

**#11: 179 E. Main (Dingles Hardware)  
Budde Building Circa — 1930**

The original 1885 building burned down and was rebuilt in 1930. Using the original exterior walls the building was rebuilt with the present storefront, double recessed entries and large display windows. A full width span of vertical transom windows are arranged on both the front and on the side of the structure.

**#12: 171 E. Main (Dingles Hardware)  
Dusenberry & Stencil Building — 1875**

This two-story brick building with Italianate detailing was designed by Dayton architect W.H. Burrows and built for Dusenberry and Stencil, early Dayton merchants. With cast-iron columns and multi-paned second story sash windows, I was touted as the first modern brick structure in Dayton.

**#13: 159 E. Main (Vacant)  
Robinson Saddle Shop Circa — 1900**

This brick building has ornate corbelled brickwork along stepped parapet. Robinson Harness and Saddle Shop occupied the building from 1907 to 1940.

**Safely cross the street to continue the tour.**



**#14: 151-153 E. Main  
(Inland Cellular)  
Dr. C. H. Day Building  
1906**

The original double recessed store entrance was restored using the intact right side as a pattern. Corner pilaster, transom, and brick work were in place. Built as two units for offices, shops, and barbershops.



**#15: 164 E. Main (Dayton Fitness Center)**

**Criss Furniture Building — Circa 1895**

This streamlined concrete building with a stucco finish was constructed on the site of the original Weinhard Theater, which burned for the third and last time in 1916.

**#16: 166 E. Main (Dayton Chamber of Commerce)**

**Wooten Building — Circa 1895**



This small building with flanking cast-iron columns, transom windows and brick paneling was at one time part of the Dayton Mercantile. The original display windows have been replaced. The building has been a café, a furniture store, and an auto store.

**#17: 176 E. Main (Elk Drug) — 1947**

This stucco over brick structure was rebuilt in the Moderns style as a car dealership and gas station on the site of an early mercantile store. The building was remodeled in 1997, but retains the original grooved in the upper façade.

**#18: 200 E. Main (Broughton Land Company)**

**Broughton Building Circa — 1880**

Early fire insurance maps show a building here in 1884 but local lore says it was here as early as 1877, making this the oldest brick build in town. The storefront was remodeled in the 1930's.

**#19: 214 E. Main (Vacant)**

**Burdette's Building — 1898**

This building has been a furniture store, a variety store, pool hall and barber shop. The columns and storefront detailing are intact although the windows have been replaced. Inside is an early wooden back bar, counter and built-in refrigerator.

**#20: 230 E. Main (Noble Hunt)**

**Engle Building — 1887**

The storefront has the original parapet with pediment. Flanking pilasters and transom windows are intact. Businesses have been bakery and confectionery, general merchandise, and TV store.

**#21: 236 East Main Street (Vacation Rental)**

**Goddard-McGee — 1887**

This building served as a barber shop and bath until 1909. From 1918 to 1974, a jewelry store occupied this location. Flanking iron columns and stucco over brick façade appear in old photos.

**#22: 238 E. Main (Vacant)**

**Wallace Building — 1895**

An unusual building built for Wallace Abstract (and insurance) who did business here until the 1960's. Original wood framed windows with a segmental-arched transom and an entrance with granite steps are still intact. An ornate pediment has been removed from the top of the parapet.



**#23: 242 E. Main (Rey's Road & EmBee Hair Space)**

**Hanan Building — 1889**

This building has housed hardware, general merchandise, drug, barber and billiards businesses. The storefront has been recently renovated, but the upper façade is intact.

**#24: 250-254 E. Main (Blue Mtn. Realtors & Vacant)**

**Aeils-Bauers Building — 1900**

Early store fronts with original vents and interior skylights were uncovered in 2003. This building reflects early 1900's while the realty shows a 1940's façade.

**#25: 258 E. Main (Weinhard Café)**

**Chandler's Meat Market — 1900**

An early photo of Chandler's Market, showing two sets of tall double doors folded open to a recessed entry with a second set of doors, was used as a guide for the 2003 façade reconstruction. A canvas awning provided shade. Brick pilasters are original.

**#26: 344 E. Main (Liberty Theater) — 1921**



This stucco clad brick was remodeled in the 1930's and again in the 1940's. Built on the site of the old Dreamland Theater, which fire destroyed in 1919, the theater operated until 1964. The 2000 restoration returned the ticket booth and marquee to a 1940's configuration.

**#27: 350-352 E. Main (Gravis Law & Patton & Associates) Hubbard Coffee Co. — 1906**

This distinctive one-story brick has the original corbelled cornice, decorative brick panels, large multi-paned transom windows, and cast-iron columns. Outer columns of rusticated concrete set off this recently renovated façade.

**#28: 358 E. Main (Snowbird Quilting)**

**Columbia Chronicle — 1908**

With a faint suggestion of Romanesque Revival architecture, this building has a street façade of rusticated concrete block. A recessed entrance with granite steps and the original name of the newspaper on the upper façade makes this building stand out.

**#29: 362 E. Main (Carolyn's Café & Suffield Furniture) Suffield Furniture — 1950**

This spare single story building with stucco finish has a suspended canopy and an angular recessed entry. Built in the remains of a fire gutted 1900 building it retains the neon sign.

*Thank you for participating in this historic walking tour! Submit questions or contact to Dayton City Hall at 111 S. 1st St.*

# DAYTON HISTORIC DISTRICT WALKING TOUR



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## COLUMBIA COUNTY COURTHOUSE 1887

This brochure and contents are courtesy of The Dayton Historic Preservation Commission & The City of Dayton

111 S. 1st St., Dayton, Washington 99328

509.382.2361

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