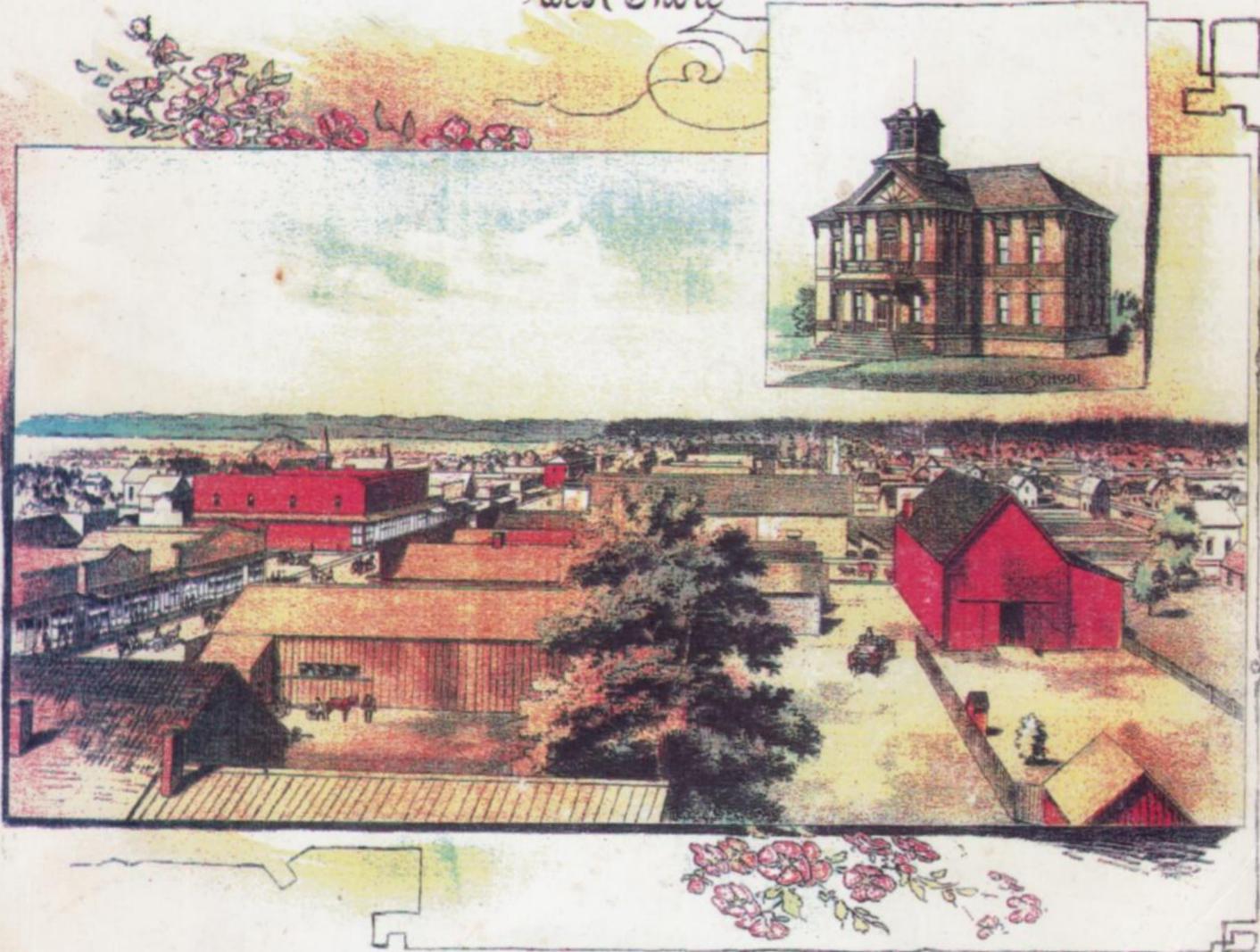


CITY OF LEBANON

West Shore



LEBANON, OREGON—See Page 215.

HISTORIC CONTEXT STATEMENT

1994

CITY OF LEBANON HISTORIC CONTEXT STATEMENT

Prepared for the City of Lebanon
September 1994

by Mary Kathryn Gallagher
Linn County Planning Department

Research Assistance provided by:

Pat Dunn
Shirlee Harrington
May D. Dasch
Malia Allen

Project Supervisor:
Doug Parker
Lebanon City Planner

ACKNOWLEDGEMENTS

Without the hours donated by the following individuals, it would not be possible to produce a document of this type with the time and monies allotted. Pat Dunn, Shirlee Harrington, May D. Dasch and Malia Allen spent hours pouring over microfilm reels of Lebanon newspapers and an equal number of hours in the County Recorder and Assessor Offices researching individual properties. They also donated many hours toward the end of the project assisting with the last minute details of assembling a product of this type.

There were a number of other individuals that accomplished important tasks. Steve and Elyse Kassis spent many hours taking photographs of Lebanon buildings. Pat Dunn located historical views of Lebanon. John Miles assisted in historical research on donation land claim holders and Mel Harrington assisted with deed research. Joella Larsen and Lee and Betty Scott provided information on Lebanon history. Jim Nelson offered his services to create a very comprehensive index.

The City of Lebanon was very supportive in this endeavor with Doug Parker, City Planner, very responsive to the needs of the project. The Lebanon Historic Resource Commission supplied the enthusiasm so important to make the project successful. City staff Anna Rae Goetz and Donna Martell were a great help in the last minute rush to compile this document. Susan Messersmith and the staff at the Lebanon Public Library were very helpful and patient at all times.

NOTE:
Appendix A & B
are reversed

"It may not be long before most of the old things in Lebanon disappear. In the accelerated tempo of streamlined postwar living,...the old houses will be torn down and new, practical structures take their place. Some of the old houses...may be remodelled to provide more livable interiors while their historic exteriors are preserved. In many communities throughout New England, New York, New Jersey, and Pennsylvania...colonial houses...still stand....Many of these homes have bronze tablets to inform passers-by of the history of the house, its builder, its age....This may happen to some of our older houses here" ("Preservation of Traditions Urged as Passing of Old Houses Predicted," Aug. 23, 1945).

"The marks of generations of inhabitants, descendants of the original settlers of the community...distinguish the old houses of Lebanon. Many of them have not been well-preserved and are in need of care and restoration....Many of them located close to the rapidly expanding business area are doomed to be replaced by stores and service stations, but some, perhaps, may live another hundred years -- cherished relics of the handiwork of pioneer carpenters" (The Lebanon Express, June 5, 1947).

- APPENDIX G:** Residences built in or near Lebanon in the period between 1880 and 1899
- APPENDIX H:** List of builders and contractors...1900-1929
- APPENDIX I:** Commercial buildings erected in Lebanon in the years from 1900-1929
- APPENDIX J:** Residences built in Lebanon from 1900-1929
- APPENDIX K:** Buildings designed by A.I. Crandall
- APPENDIX L:** Metsker Maps of the Lebanon Precinct, 1930
- APPENDIX M:** Commercial, Industrial, Religious and Educational Buildings built in Lebanon from 1930-1945
- APPENDIX N:** Residential and farm property built in the period from 1930-1940

INTRODUCTION

This geographic historic context examines the historical developments in the current corporate (1994) city limits of Lebanon, Linn County, Oregon (Fig. 1) and an approximately forty-two square mile rural area surrounding the city known historically as the Lebanon Precinct (Fig. 2). Temporally, it focuses on developments which occurred from ca. 1845, the date of the first Euro-American settlement in this area, to 1945, approximately 50 years before present.

The goals of generating contextual information are to:

- 1) Identify the historical themes, events, designs, and associated individuals which have played an important role in the development of an area;
- 2) Describe the types and characteristics of historic buildings, structures, objects and districts associated with the identified themes, events, designs, and individuals;
- 3) Discuss the potential distribution of these buildings, objects, structures, and districts on the landscape;
- 4) Establish evaluation standards to use in determining how well extant buildings, structures, objects, and districts represent or illustrate the identified themes, events, designs, and individuals; and
- 5) Identify priorities and treatment strategies to help preserve those buildings, structures, objects, and districts evaluated as representing and/or illustrating community history.

Toward this end, this document is divided into chapters which outline the various phases of Lebanon's history. Each of the five chapters on history, which are arranged chronologically, is an historical narrative of a time period examining the major trends, events, designs and individuals that characterized or played an important role in that period of history.

Subsequent chapters provide a resource identification section that links the identified trends, events, designs and people to physical remains on the landscape, and establishes some guidelines for assessing the significance of these individual properties. Preservation goals and recommendations are addressed in the final chapter.

Setting

"The village has a very pleasant location at the junction of the Albany prairie and the timbered lands bordering the south fork of the Santiam River" (Williams 1878:26 1/2).

The area covered by this geographic historic context includes the City of Lebanon, the second largest city in Linn County, and the area known historically as the Lebanon Precinct of Linn County, a forty-two square mile area largely to the north, south and west of the City of Lebanon which includes within its boundaries the current Lebanon Urban Growth Boundary.

The city of Lebanon, located approximately 70 linear miles south of Portland, Oregon and 60 linear miles east of the Pacific Ocean, currently encompasses a 4.8 square mile area on the eastern edge of Oregon's central Willamette River Valley. The Willamette Valley was the "Eden" at the end of the Oregon Trail for thousands of Americans who migrated to this region in the mid-nineteenth century. Because of its location in the valley, agriculture has always played a major role in Lebanon's economy.

The city is situated on a level plateau on the west side of the South Santiam River at River Mile 30 at an altitude of approximately 347 feet above sea level (Moser 1977:31). The foothills of the Cascade Mountains rise just to the east of Lebanon. The forests of the Cascades have provided the timber resource which has also figured so prominently in the development of the community ("About Lebanon: 1847 Saw First Settler," 1990). The 1992 population was estimated at approximately 11,110 (Dragoo and Associates 1994:II-3).

The rural Lebanon Precinct consists of several distinct geographic features and areas, and includes a number of historic rural centers. Northwest of Lebanon, to the west of Hwy. 20, are the Spicer and Tallman communities, formerly "stations" on the Oregonian Railway line established in 1880. Spicer and Tallman are situated on what was historically known as the Albany Prairie. The level agricultural lands of this region are drained by Truax, Burkhart, and Cox Creeks.

North of Lebanon, and east of Hwy 20, are the Tennessee and Gore communities. Historically timbered, these bottom lands along the west bank of the South Santiam River, are now part of a rich agricultural area.

South of Lebanon is the area known at different times as the Cheadle or Crowfoot community. Cheadle Lake was a prominent landscape feature in this area until 1940 when it became a log pond for the plywood mill.

Southwest of Lebanon is the Denny and Peterson Butte neighborhoods. Peterson Butte, one of a series of buttes extending along the east side of the valley floor in Linn County, is the highest of these buttes at approximately 1430 feet and among the largest in areal extent. The lower flanks of Peterson Butte were a favored early settlement site.

The Lebanon Precinct extends only a short distance to the east of the South Santiam River. On the east bank of the river, north of Lebanon, are the neighborhoods known as Griggs, Brewster and Whitaker, named from the railroad "stations" located here in the early 20th century. Situated on formerly timbered Santiam River bottom lands, these areas now serve as agricultural lands.

East of Lebanon, across the Santiam River, Ridgeway Butte rises to an elevation of 1203 feet. Golden Valley, a small stream valley, extends east into the foothills just north of Ridgeway Butte.

The landscape prior to Euro-American settlement consisted of mixed stands of Douglas fir, Oregon ash, cottonwood, oak, alder, willow, and big leaf maple, with a dense under story dominated by Oregon Grape, salmonberry, elderberry, rose, hardhack, ninebark and cascara. The higher terraces above the flood plain were covered with a vast savanna dotted with stands of Oregon white oak. Oak forests would have dominated the valley margins, grading into the Douglas fir forests which blanketed the Coast and Cascade Ranges to the west and the east, if it were not for the seasonal burning practices of the resident Kalapuya (Sanders and Weber 1983:14-15).

The Kalapuya were the native peoples that occupied the Willamette Valley south of Willamette Falls to the Umpqua River Valley in the proto-historic period. The Kalapuya lived in small bands. In the Willamette Valley, each band usually had a permanent camp along a river that was tributary to the Willamette. The Santiam band of the Kalapuya occupied the valley of the South Santiam River (Zucker et al. 1983:9). Kalapuya bands moved about during the warm months of the year, hunting and gathering. When the weather turned cold, they returned to their winter villages.

Late in the eighteenth century, the native populations in the Willamette Valley, and elsewhere in the Pacific Northwest, were reduced by an epidemic of smallpox that was initially spread by Europeans involved in the maritime fur trade. Indian populations were further decimated in the 1830's by a malaria epidemic that raged through the area. The greatly reduced population, some estimates indicate a population loss as high as 90%, resulted in the decimation of the Kalapuyan culture. With Kalapuya numbers substantially reduced, some of the Klickitat Indians, who normally lived in the Columbia River region, migrated south. These Native Americans, who were few in number by this time, posed little threat to the designs of the Euro-Americans. In the early period of pioneer settlement, reference is made periodically to the Native Americans in the area. After the Siletz and Grande Ronde Reservations were established in the Coast Range in the mid-1850's, reference to Native Americans locally is usually to a particular individual rather than a group of people.

CHAPTER ONE

EURO-AMERICAN SETTLEMENT IN THE LEBANON AREA 1845-1855

Prelude: Euro-American Presence in the Mid-Willamette Valley, 1811-1844

At the beginning of the nineteenth century, the maritime fur trade of the Pacific Northwest was at its peak. Sea otter, the basis of this trade, however, had been significantly depleted. In the early years of this century, the maritime trade was gradually supplanted by the exploitation of land resources in the region. The most important inland resource was the beaver. The inland trade relied more heavily on rivers as transportation corridors and as result of inland expeditions for beaver pelts, the first Euro-Americans to visit the locality which eventually became Lebanon were probably fur trappers and traders. Among the earliest were the Astorians, the American fur traders who established several sub-posts in the Willamette Valley during the period 1811 to 1813. Wallace House, one of these sub-posts, was located to the northwest of present day Lebanon on the Willamette River near what is today the site of the city of Salem. Between 1818 and 1821, the Canadian North West Fur Company, the company that displaced the Astorians, sent its traders further south.

In 1821, the British Hudson's Bay Company (HBC) absorbed the North West Fur Company and in 1824-25, the HBC established Fort Vancouver on the banks of the Columbia River in what is today Vancouver, Washington. Between the years of 1825 and 1843, the Hudson's Bay Company sent fur brigades almost annually from the Columbia River region to California (Moore and Munford 1978:3).

In 1834, a group of American missionaries of the Methodist Episcopal Church set forth, under the leadership of Rev. Jason Lee, to educate, moralize and provide religious and manual instruction to native populations in the Pacific Northwest region. While they had been preceded by a number of other Americans, primarily fur-traders and capitalists, it was the missionaries, whose numbers increased steadily throughout this decade, that played the leading role in promoting the extension of American sovereignty to this region. With few remaining native souls to save (most had been lost to disease in the years before the missionaries' arrival), missionary efforts were soon supplanted by more secular concerns, such as agricultural and industrial pursuits. Jason Lee made several trips back to the states and in his lectures he extolled the virtues of the Pacific Northwest. He spoke of a fertile land, a salubrious climate and an abundant water supply, all ingredients attractive to farmers. He and other members of the mission also visited U.S. officials in Washington D.C. who were very interested in the affairs of the British in the region.

This mid-portion of the Willamette Valley was visited with increasing frequency during the 1830's. A lecture by Rev. Jason Lee in Peoria, Illinois led to the first overland migration of individuals with the intent to settle land. Known as the Peoria Party, they left for the Oregon

County in 1839. The following year, in 1840, a large contingent of missionaries reached the Pacific Northwest by sea in the Lausanne. This group of missionaries swelled the population of Americans in the region. The Methodist Mission was moved ten miles south of its original location to the present location of Salem, Oregon, where the missionaries established a small colony complete with school, sawmill, and housing. The stage was set for the large-scale migration of Americans into the region in the 1840's.

The first organized emigration party to the Pacific Northwest occurred in 1842 under the leadership of Dr. Elijah White of the Methodist Mission. News reached the United States early in 1843 that the 1842 party had reached the Columbia River. Furthermore, a bill, submitted to the U.S. Congress, proposed that land be granted to all settlers in this region. The dream of free land, combined with poor economic conditions for farmers in the United States beginning with the Panic of 1837, and several weather-related catastrophes, including heavy rains, flooding and subsequent outbreaks of malaria, led to the first large-scale emigration to the Pacific Northwest in 1843. Approximately 875-1,000 people arrived that year (Winther 1950:99). "Oregon Fever" raged across the United States in the next several years. With the arrival of settlers, the fur trade, which had been diminishing, was dealt a final blow.

Concern over land claims and laws led to the establishment of a Provisional Government in 1843. A body of law, patterned loosely after the Iowa Statutes, was drafted. In 1843 the Champoege District was formed; it encompassed the area of present-day Lebanon.

Euro-American Presence in the Mid-Willamette Valley, 1845-1850

The emigration of 1845 was the largest up to that point, doubling the population of the region (Clarke 1905:572). Over 3,000 emigrants arrived, most of them settling in the Willamette Valley. While emigrants who arrived in the early 1840's settled in the northern portion of the Willamette Valley, those arriving in 1845 ventured further south than their predecessors. It was in 1845 that the first Euro-Americans began to seek land in what became the Lebanon Precinct.

In 1846, the land south of the 49th parallel passed to exclusive American sovereignty, a move that may have led more Americans to contemplate migration to the Pacific Northwest. In 1846, two new routes were established that made reaching the Willamette Valley a little less perilous. In 1845, the Provisional Legislature authorized the construction of a wagon toll road over a pass on Mt. Hood. Known as the Barlow Road, this route spared the emigrants the treacherous water passage previously necessary on the Columbia River. The first wagons used this road, which provided safer passage to the Willamette Valley, in 1846.

Also in 1846, the South Road or Applegate Trail was scouted by a party of men under the leadership of Levi Scott, Jesse Applegate, Lindsay Applegate and David Goff. The purpose of the scouting party was to establish a southern route into the Willamette Valley. As Lindsay Applegate later noted, there also was concern that if a war were to be fought over the sovereignty of the Oregon Country and if Great Britain won, the southern route would provide "a way by which we

could leave the country without running the gauntlet of the Hudson's Bay Co. forts and ..Indian tribes which were under British influence" (Applegate 1921: 15). Scouting of the trail began on La Creole Creek, near the present-day Dallas, Oregon, and ended at Fort Hall. Reaching Fort Hall, in the fall of that year, they met wagons coming west over the Oregon Trail and convinced about 450-500 people in 90-100 wagons to try the South Road or Applegate Cut-off (Moore and Munford 1978:6). While fewer obstacles were encountered on this route, many hardships were endured that caused dissension among the party.

In 1847, the Provisional Legislature established Linn County. The new county extended from the middle of the Willamette River on the west; the Santiam River on the north; the current California and Nevada borders on the south; and the Rocky Mountains on the east. The county was named "Linn" in honor of western proponent and Missouri senator, Lewis F. Linn. In 1848, when the first elections were held, the area that became the Lebanon Precinct was a part of the Kee's Precinct of Linn County.

In 1848, the discovery of gold at Sutter's Mill in California had a major impact on the Willamette Valley. Settlement in the Lebanon area had been brisk in the years of 1846 and 1847, but in 1848 and 1849, the previously northbound traffic on the Applegate Trail became increasingly southbound as settlers struck out for the California gold fields. Those enroute to Oregon changed travel plans and headed to California instead. While settlement slowed during these years and many pioneer families lost their able-bodied men to the gold fields, the impact of the gold rush on the Willamette Valley was largely economic. Prior to the gold rush, settlers had concentrated their energies on subsistence-level agricultural activities and were beholden to the Hudson's Bay Company for many of the goods that they needed. The gold rush generated a demand for foodstuffs, livestock and lumber. A lucrative pack trail trade between Oregon and California ensued. Gold provided a medium of exchange in a Willamette Valley economy that was beset by monetary exchange woes in the 1840's. A steady stream of gold flowed northward providing the capital for commerce and industry in the Willamette Valley (Clark 1927:372).

In 1848, the United States annexed the Oregon Territory and, in 1849, organized the Territorial Government of Oregon to replace the Provisional Government. Probate courts were also extended to the Oregon Territory.

The passage of the Donation Land Claim Act in 1850 accelerated the pace of immigration to Oregon in the early 1850's. While the Provisional Government of 1843 had authorized land claims of 640 acres, the Donation Land Claim Act provided the first federally recognized system of land tenure. The Donation Land Claim Act granted white or half-Indian male settlers, who were at least 18 years old, legal title to land claimed prior to December 1, 1850 (320 acres if single, and 640 acres if married). Settlers who arrived after December 1, 1850, but before December 1, 1853, were also granted land. A single white male who was at least 21 years old received 160 acres, while a married man could receive 320 acres. In both cases, the settler had to live on and cultivate the land for four years in order to receive legal title. Amendments were passed in 1853 and 1854 that allowed claimants to live on the land only two years, then pay \$1.25 an acre and sell the

rights to the land before receiving patents. The Act was extended until December 1, 1855 (Boag 1988:215-16).

The Donation Land Claim Act also called for the imposition of a rectilinear cadastral survey and required that new land claims adhere to the cardinal compass directions. Earlier, the configuration of a claim had often been based on the juxtaposition of natural resources rather than on cardinal compass direction (Boag 1988:114-15).

Settlement

"When we arrived in Oregon, father had twenty yoke of oxen and three wagons. He found two squatters, Thomas Morgan and William Hawk, on the ground here at Lebanon, and at once proceeded to buy them out. They had erected a small cabin just to the east of the house in which we are now sitting [the Charles Ralston House near the southeast corner of Park and Main Street]. Father traded a wagon and two yoke of oxen for the place (-- Charles Ralston as quoted in Stanard, July 29, 1923).

In 1845, William Hawk and Thomas Morgan built a cabin on the present site of Lebanon. This cabin was located in the approximate location of what is currently the south side of Grant Street, midway between Cleveland and River Streets. In the fall of 1847, Jeremiah Ralston, a native of Lebanon, Tennessee, arrived in the area. Mr. Ralston married his second wife, Jemima Ashpaugh, in 1838 in Rockville, Indiana. That same year, they moved to Burlington, Iowa where he ran a store until the spring of 1847. With three wagons and thirty oxen, Ralston and his family began their trek west in what was known as the Burlington train. They arrived in the Willamette Valley, via the Barlow trail, in September of that year.

By 1847, many settlers were heading further south since large parcels of unclaimed land in the northern part of the valley were becoming scarce. Ralston headed south, across the Santiam River along the north-south immigrant route. This road passed the current Lebanon vicinity where Ralston found William Hawk and Thomas Morgan living in their cabin. The story commonly told is that Jeremiah Ralston traded several yokes of oxen and \$30.00 in cash for their land and cabin. In this location, Ralston staked his 612 acre claim 1847.

Ralston did not build his house on this same site as Hawk and Morgan. The site selected for Ralston's log house, the southeast corner of Park and Maple Streets, and his store building, on the southwest corner of Main and Oak Streets, was a knob of land approximately 10 feet higher than the surrounding landscape. William Ralston, Jeremiah's son, settled a claim immediately south of his father's claim in 1851 after returning from the gold fields.

Other settlers who arrived in this area prior to 1850 included Joseph Moist, Reuben Claypool, Wm. M. Smith, R.C. Miller, Henry Clymer, Morgan Kees, John Settle, Richmond Cheadle, William Gore, R. Hill, Samuel Cooper, R.S. Burkhart, Joel Ketchum, and John, Asa and Henry

Peterson. For a list of individuals settling Donation Land Claims in the Lebanon Precinct and the years in which they settled their claim, see Appendix A.

On March 14, 1851, the first post office in the area was established. The office was named Santy am and Russel T. Hill was the first postmaster. An 1853 map indicates R.T. Hill's house was located near the intersection of the Territorial Road and the road that led from Albany to Kee's Mill (Kee's Mill was located in the current vicinity of Waterloo in 1850) (General Land Office Maps, 1852, 1853, see Appendix A). The name of the office was changed to Washington Butte on July 30, 1852, with John W. Bell becoming postmaster (McArthur 1952:360). Mr. Bell lived just to the northwest of Mr. Hill, also close to the road to Kee's Mill. An early map of Lebanon, however, indicates Mr. Bell also owned town lots at the southwest corner of Main and Maple Streets. (Mr. Bell had a frame house erected on these lots in 1855 by Nelson Goltra. This was later the long-time home of Mrs. S. Peterson)

Several sources state that the townsite of Lebanon was laid out in 1852 (Haskins 1937; Lockley, July 22, 1922; Charles Ralston as quoted in Stanard, July 29, 1923). This may be the case with a delay between the time that the lots were laid out and the plat officially recorded in 1855. It is interesting to note that when the Santiam Academy was incorporated in 1854, its location was given as "Lebanon" indicating that the town already existed prior to 1855. With the exception of the aforementioned document, in the course of the current research, no other primary document referencing the town of Lebanon has been located predating 1855.

In 1852, a post office by the name of Central was located on the Joel Ketchum place, north of the town of Lebanon. This post office operated until 1861 (McArthur 1947).

Transportation

Most roads in the Willamette Valley were barely passable in the winter months. As settlement spread throughout the Willamette Valley, they, nonetheless, became the primary transportation networks. By 1852, a number of roads led to Lebanon.

An early road, known as the Santiam Trail, entered what is now Linn County at Hale's Ferry on the Santiam River, passed Knox Butte and followed the timber line to what is now Lebanon. Beginning in 1848, this road was used by miners headed to the California gold fields. By this time, enough crops were being raised in Oregon that a lucrative pack train business transporting foodstuffs to California developed, with Lebanon area residents taking part in this trade (Wallace 1942:7). Perhaps not coincidentally, in May of 1848, four months after the discovery of gold in California, area residents petitioned that a Territorial Road be officially designated. In the Lebanon Precinct, the proposed road went through the Clymer claim, through Joseph Moist's fields, through the corner of Settle's field, thence to Thomas Morgan's house, to Morgan Kees House, to Jeremiah Ralston's farm, and then to Henry Peterson's place meandering along the hill to Gallahers. The course of this road, which passed Jeremiah's Ralston's store, can be seen on

the 1852-1853 General Land Office Maps as can a number of other early roads. (G.L.O. Maps ~or.T11S, R2W, W.M. and T12S, R2W, W.M., see Appendix A). The G.L.O. maps also indicate that by 1853 a ferry was located across the South Santiam River in the vicinity of the current highway bridge.

Commerce

"The Ralston store was probably the first to be established in Linn County... .It stood on the corner of Main Street and Oak Street. It handled flour from South America, nails from Pittsburgh and sugar from New Orleans, and paid fabulous prices for the goods received. The merchandise was delivered by ox-team" (--Charles Ralston as quoted in Stanard, July 29, 1923).

The town's development as a regional trading center began early. Jeremiah Ralston had brought supplies and merchandise on the overland journey in sufficient quantity with which to start a store. One source ~oted that the store was opened in 1847 and was the second building south of Oregon City exclusively devoted to the sale of general merchandise (The Lebanon Express, Feb. 28, 1887). (This seems unlikely given the development occurring in Salem since 1841.)

In 1852, Jeremiah Ralston built the first wood-frame building in Lebanon for use as his store ("Recalling Early History, Oct. 13, 1938). The store was located on the southwest corner of what is today Main and Oak Streets and it is indicated on the 1852-53 General Land Office maps (see Appendix A). William Ralston, his son who located a donation land claim adjoining his to the south, was a partner in the store for a number of years. The building was still standing in a good state of preservation on the corner of Oak and Main Streets in 1887 (The Lebanon Express, Feb. 28, 1887). Undoubtedly, the location of this store on the Territorial Road was the initial impetus for the development of a village in this location.

Industry

Sawmills were among the earliest industries to develop after the initial settlement of an area. General Land Office Maps for the area dating to 1852 and 1853 do not indicate any sawmills operating in the current project area at that time although sawn lumber was available from several sawmills just outside the area beginning in ca. 1850. The closest were the Kees sawmill, near the present site of Waterloo, and the Earl and Streitoff sawmill (United States Census, Schedule 5, 1850).

The Henry Clymer donation land claim, located in the current vicinity of the intersection of Hwy. 20 and Spicer Dr., was the site of an early pottery. Information concerning this pottery is confusing. One source names the potter as Beverly Gilmore, the husband of Lucinda Clymer, and brother-in-law of Henry Clymer. Mr. Gilmore may have also manufactured brick (Haskin, "Lucinta C. Clymer McQueen Interview", June 5, 1940). However, surveyor's notes for the Henry Clymer Donation Land Claim record the location of F.W. Thompson's pottery on this claim in 1853 (Donation Land Claim Surveyor's Notes, T11S, R2W, Claim #50).

Agriculture

"The vast prairie from the Santiam to the Calapooya and further, was covered with native grass, tall and waving in the sea-breeze wafted here from the Pacific Ocean. Small herd of Spanish cattle belonging to the settlers who lived along the timber and surrounding hills grazed unmolested" (Mrs. Rebecca N. Bell Hope, a pioneer girl of 1851, The Lebanon Express, May, 12, 1914).

After the construction of a shelter, a primary objective of the early settlers was the clearing of land for cultivation. At first these cultivated fields were small. Settlers primarily raised enough to meet their own needs and wild game was relied upon heavily.

Wheat was usually the first crop planted by a settler. Prior to 1847, the wheat would have to be taken to Oregon City to be ground. In 1847, R.C. Finley erected a gristmill on the Calapooya River east of Brownsville and by 1850 the Kees gristmill was operating in the current vicinity of Waterloo.

The gold rushes of this period made agricultural products more valuable and provided a market for local grain, produce and livestock. The Willamette Valley supplied flour, wool and fruit to the miners. Stock raising was a primary activity during this early period of history. The price of cattle was high and pasturage was abundant (Williams 1878:26 1/2).

Wild berries were the only fruit available until the introduction of apple and plum trees. Henry Peterson established what is believed to have been the earliest nursery in Linn County on Peterson's Butte (Fig. 3). He brought with him a variety of plum that was propagated widely and distributed. This plum became known as the Peterson plum and large quantities of this fruit were dried and freighted to the mines in southern Oregon.

Religion and Education

Only a few years elapsed between the arrival of the first settlers and the establishment of familiar governmental, religious, and educational institutions. These institutions were established after the settlers tended to the more pressing matters of procuring food and shelter.

According to his daughter, Mrs. David Roland, Jeremiah Ralston was a strict Methodist (The Lebanon Express, June 4, 1930), as were a number of other settlers in the area. Rev. John McKinney of the Methodist circuit, who was headquartered at Brownsville, served this area as part of his circuit. In ca. 1850, a log church building was erected and J.H. Wilbur of the Methodist Episcopal Church reportedly organized the Lebanon congregation.

Hugh George reportedly taught school in that building in the winter of 1851 ("Recalling Early History," Oct 6, 1938). Church services were held in the church/schoolhouse which was supposedly located on the east side of Main Street, across from the high school (current middle school) and adjacent to the Pioneer Cemetery (Charles Ralston as quoted in Stanard, July 29,

supposedly located on the east side of Main Street, across from the high school and adjacent to the Pioneer Cemetery (Charles Ralston as quoted in Stanard, July 29, 1923). General Land Office Maps for 1852-53 indicate the location of a church building closer to the current St. Edwards Catholic Church at the southeast corner of Academy and Second Streets but this could be the frame church erected in ca. 1853 after the arrival of Rev. Luther T. Woodward. The cemetery now known as the Pioneer Cemetery (Fig. 4) may be associated with the location of the log church; the first burial occurred in the cemetery in 1850.

In ca. 1851, Reverend Luther T. Woodward was sent to this region by the American Board of Missions of the Methodist Episcopal Church. Arriving in the area, he took a 134 acre donation land claim in the vicinity of the log church/school and cemetery. A frame church was built in ca. 1853 to replace the log building. A parsonage was also built for Mr. Woodward on his claim indicated on the early G.L.O. maps in the general location of the northeast corner of Main and Isabella Streets (see Appendix A).

In January of 1854, the Provisional Legislature was presented with an act to establish Santiam Academy. Trustees named in this act were John McKinney; Aaron J. Hyde; Thomas Pearne; Wm. C. Gallaher; Andrew Kees; Alvan Waller; Morgan Kees; Jeremiah Ralston; Luther T. Woodward; Delazon Smith; Luther Elkins; John Settle; and David Ballard (Provisional and Territorial records #5331). While supposedly not entirely under the auspices of the Methodist Episcopal Church, the act specified that the M.E. Church was to have the power of filling vacancies on the Board of Trustees and to confer with the trustees. The school was co-educational with no boarding facilities. Students who came from some distance boarded with local families.

Among the first teachers in the academy were Rev. Luther T. Woodward and his wife. Among the early Methodist ministers that preached in the academy building were Father Leslie, H.K. Hines, Gustavus Hines, and Philip and Noah Starr (Lockley, July 28, 1922).

School District #16, eventually known as Lebanon, was established the same year as the academy, in 1854. There is no record of a Lebanon school building other than the Santiam Academy prior to the mid-1870s.

In the rural areas, several school districts were established at an early date including School District #17. Established in 1854, the district schoolhouse was later known at various times as Burkhart School and Spicer School. In 1852, a schoolhouse was already indicated on the General Land Office Maps on the Henry Clymer Donation Land Claim indicating that a school in this general locality predated the establishment of the school districts (The building on the G.L.O. Maps has a cross on the top usually associated with a church building. The surveyor's notes, however, refer to this building as a schoolhouse. It is likely that the building was used for both purposes as was typical in this early period.)

The Bentley Schoolhouse was the first schoolhouse for School District #7 which was also established in 1854. Bentley schoolhouse was a log building named for the owner of the land upon which it was located. The school was later known as Oak Grove and still later Tallman.

Residential Architecture

"The day was drawing to a close when we came to a log house. The road passed close by with no fence between. With a large wooden pump standing close to the house it looked inviting This was the house of Jeremiah Ralston and family (Mrs. Rebecca N. Bell Hope, a pioneer girl of 1851, The Lebanon Express, May, 12, 1914).

Among the first tasks of the newly arrived settler was the construction of a shelter. Philip O'Leary notes that on a typical Willamette Valley claim, "...three successive homes would be built, each an improvement over the preceding one. The last was, of course, the lumber house, but for almost every farm, that 'real house' was at least six years into the future" (Dole 1974:82).

"A home of the first type... is characterized by the speed of its erection; the use of rails or pole (round logs); the small size...; and what it was called as 'shelter', 'rail pen', or 'log cabin'" (O'Leary 1974:82). Probably the cabin of Hawk and Morgan was of this first type.

Sometimes a second dwelling would soon be built on a claim to replace the hastily constructed shelter of the first year's settlement. Prior to the development of sawmills in the region, this second dwelling would have been a hewn log house. The hewn log house can be distinguished from the log cabin by the use of hewn or squared off logs. These houses sometimes incorporated glazed windows, a fireplace, a staircase, and often one or two porches (Dole 1974:82-83).

Jeremiah Ralston, a carpenter by trade, would have probably constructed a hewn log house as soon as possible. In 1851 Rebecca Bell Hope refers to Jeremiah Ralston's "log house" (Mrs. Rebecca N. Bell Hope, a pioneer girl of 1851, May, 12, 1914). Maude Ralston Kirkpatrick, granddaughter of Jeremiah and Jemima Ralston recalled that "the house itself originally was of log construction This first log structure was made entirely from the tree trunks cut from the place Grandpa selected for his claim. Using this original log house, the Ralston's added a second story and a large kitchen in the rear which included a large pantry and back porch. "The entire house then - old and new - was covered with rough siding, making it now appear more like a frame structure" (Kirkpatrick 1978:25). It was not uncommon to cover hewn log house with weatherboard siding as it became available or could be afforded. This house was located on the block between Oak and Maple and Park and Grove Streets. (Maude Ralston Kirkpatrick (1878) indicated that the Jeremiah Ralston House was located on the same site as the later Charles Ralston house near the southeast corner of Park and Maple Streets.)

The date for the remodelling of the Jeremiah and Jemima Ralston log house is not known with any certainty. The Ralston's remodelled house was a two story, central hall, Classical Revival style house with a centrally located two story, gable-roofed pavilion-like portico on the main facade (Fig. 5). Maude Ralston Kirkpatrick gives the following description of the house:

We entered the big front porch... It was set in the center front of the house, a double-deck porch, green lattice at each side and the upper porch entirely closed by this lattice.... We went in the front door -rather a large door with the glass panels on either side. The front door was the only door in the house having a door knob. All others had iron latches.... The long center hall was about six feet wide. On one side of the hall were two bedrooms. On the opposite side the large parlour room. On the north side was the very big fireplace. To one side of it, a small closet... On the other side of the fireplace was the wood closet under the stairs, a very crooked stair... At the end of the hall was another large room -- a dining room in reality but used as a living room... At the north of the kitchen was a large back porch and at the end was the "buttery", as Grandma called it. It was made with shelves from floor to ceiling (sawdust lined) and I shall always remember the wonderful things to eat that were stored in that room. There were bins of all different kinds of dried fruits. There were large crocks full of apple butter and preserves, and pickles. A square tin box with a lid that always held poundcake and a certain shelf always had mince pies or apple.... Beyond the back porch, outside and across the platform, was the well" (Kirkpatrick 1978:25).

Another early house, also supposedly built in 1851 (not verified), was the Richard Cheadle House. The one-story, side-gabled Classical Revival style house, also demolished, appears to have had a central hall plan from photographs. A gable set over the classically detailed entry performed as a pediment. The house originally sat just north of the current Crowfoot School.

The Gideon Backus House, barely standing on Spicer Drive, may also date to the early 1850's. If this date is found to be accurate, this could be the only pre-1855 house in the Lebanon Precinct still somewhat extant. The side-gabled, one-story double house is an example of an early frame house built using sawn lumber. The house incorporates a mortise and tenon sawn frame with studs notched into the frame. An associated side-opening barn probably also dates to the 1850's.

CHAPrERTWO

EXPANDING SETTLEMENT AND COMMUNITY DEVELOPMENT: 1855-1879

General Developments

"The village has a very pleasant location at the junction of the Albany Prairie and the timbered lands bordering the south fork of the Santiam River. The surrounding country is very fertile and well settled up. The Albany and Santiam Canal commences a short distance from town, which furnishes a cheap mode of transportation in boats to Albany" (Williams 1878:26 112).

This period of history begins with the official platting of the town of Lebanon and ends with the promise of the first rail line into town in 1879. This period of history also signals the end of the Donation Land Claim Act with much of the land in the Lebanon Precinct claimed. Settlement continued, however, with Oregon's growth rate 93% in the period from 1870-1880 (Dicken and Dicken 1979: 105). Many immigrants arrived in California on the newly completed trans-continental railroad instead of in ox-drawn covered wagons. Several important events occurred during this time period to shape the character and development of this locality including the construction of a local millrace which spurred the development of industry in Lebanon, and the construction of a barge canal from Lebanon to Albany.

The decision to plat a town in this location at this time was probably motivated by several factors including the increased population in the area; an already established store; and the position of this property on the Territorial Road.

The plat of the Town of Lebanon is dated 1855 although documents dating to 1854 refer to Lebanon. The name "Lebanon" was believed to have been selected because Jeremiah Ralston, one of the town's founders, was born in Lebanon, Tennessee, and because cedars growing in the area recalled a biblical Lebanon. Supposedly, the neighborhood had been referred to as "Pinhook" and this name continued to be used for a period of time even after the town was designated Lebanon.

The plat of Lebanon was filed on June 1, 1855 by Jeremiah and Jemima Ralston. The original plat consisted of seven blocks located between Main Street on the east, Third Street on the west, and Oak Street on the south. The plat was oriented on a north-south grid. Each block had eight large lots, 159 x 66 feet (Fig. 6).

Blocks are numbered 1-4 and 8-10 with no blocks numbered 5, 6, or 7. There is no explanation for this gap in numbers. A copy of the plat map located in the Charles Ralston House at the time of the house's demolition, has the names of early lot owners on the map (Fig. 6).

The town remained this size until 1874 when Jeremiah and Jemima Ralston platted Ralston's Addition. Several other additions followed in the 1870's including Ralston's Second Addition

(1876) and Ralston's Third Addition (1879) (Fig. 7). All were platted by Jeremiah and Jemima Ralston. These additions extended the town to the east to Park Street and to the north just past Rose Street (Fig. 7). When the town was originally platted, one block not included in the plat was the block bounded by Maple and Oak and Main and Park Streets, the current location of City Hall. In the 19th century, this block was Lebanon's public square. On this square, a tall flagpole was erected and a handmade flag thereupon raised ("Recalling Early History," Oct 14, 1938). The square was used as a meeting grounds for social and political occasions of all kinds. A bandstand for Fourth of July celebrations was also located on the square ("Public Square Popular Point," June 5, 1947). Another block not included in the plat was located to the east of the public square and was the location of Jeremiah and Jemima Ralston's residence.

The post office of Lebanon was established on November 2, 1859 by changing the previous name, Washington Butte, to Lebanon (McArthur 1952). An explanation for the name change at this time, rather than earlier when the City of Lebanon was platted, probably is explained by the fact that a Lebanon post office was located in Marion County until 1858 (McArthur 1952) An 1855 map of Lebanon indicates Washington Butte postmaster Bell owned town lots at the southwest corner of Main and Maple Streets. (Mr. Bell had a frame house erected on these lots in 1855 by Nelson Goltra. This was later the long-time home of Mrs. S. Peterson) .

By 1870, the population of Lebanon and the Lebanon Precinct was 515 people. The city of Lebanon was incorporated in 1878 with the town's original charter dated Oct. 17, 1878. C.B. Montague was the town's first mayor. The following year, the city erected a calaboose (Lebanon City Council, Mar. 4, 1879). The jail was less than ideally located next to the grade school (on Second between Sherman and Ash) (Sanborn Fire Insurance Maps, 1884).

Commerce

"The tiny city boasted few business houses... Wheat fields surrounded the town, and heavy timber grew within a few feet of city center" ("Old Landmarks Disappear as Main Street Buildings Razed," Sept. 9, 1937).

It appears that the earliest commercial developments focused on Main Street, in the area across from the designated public square (on Main between Oak and Maple Streets) and consisted of businesses providing essential services. An early store was supposedly established by Luther Elkins (Wallace 1942:6). Mr. Elkin's store was probably located on the northwest corner of Main and Oak Streets (Lebanon Plat Map 1855; Wallace 1942:6). This would have been across the street from Jeremiah Ralston's store. Other early stores mentioned are those of Conner and Wakefield, Thomas Angell, and a store operated by a Mr. Leland ("Recalling Early History," Oct. 6, 1938; Williams 1878:26 1/2). David Lambert operated the first hostelry in Lebanon by keeping traveling public in his house ("Recalling Early History," Oct 13, 1938). Formerly the Joseph Ralston House, Mr. Lambert's house was located at what is now the southeast corner of Oak and Main Streets (This house burned when it was occupied at a later date by Dr. Ballard. He rebuilt on the same site.)

Other early businesses included J.O. Roland's harness shop, on the northwest corner of Main and Maple Streets, and Boston Durr's wagon and blacksmith shop. The McKnight Brothers had an early drugstore near the southwest corner of Main and Grant Streets. According to one source, this drugstore was operated in association with Dr. Ballard (Haskin, Judge E.B. McKnight Interview, n.d.). Abe Irwin was the first shoemaker ("Recalling Early History," Oct. 13, 1938).

By the 1870's, the number and type of commercial establishments in Lebanon had expanded. An 1873 business directory lists four blacksmiths, one boot and shoemaker, one druggist, four general merchandise stores, one hotel, operated by J.W. Bell, a livery stable operated by W.B. Donaca, and two wagon makers (Oregon Business Directory 1873). One of the four general merchandise stores was the Montague General Store located at the northeast corner of Grant and Main Streets.

In ca. 1876, the Centennial Hotel (later known as the Exchange Hotel) was built. The hotel, operated by J.C. and Sarah Mossholder until 1883, was located on the east side of Main Street between Ash and Sherman Streets. In 1878, Williams listed three hotels in Lebanon (Williams 1878:26 1/2).

Industry

In 1867, Jeremiah and Jemima Ralston deeded property on the southeast corner of Main and Ash Streets to the Lebanon Industrial Association (Linn County Deed Records, Book G, p. 579). The purpose of the Lebanon Industrial Association is not currently known and in 1871, the Industrial Association sold this property.

The earliest known industrial developments in Lebanon and the rural Lebanon area were typical pioneer-era industries such as sawmills, a gristmill, a pottery, and a planing mill and sash and door factory. The earliest of these developments were sawmills.

"In the early days all lumber was sawed in this region by the use of the old-fashioned 'up and down' saws. The carriage holding the logs was frequently pushed by hand and the sash saws went 'rip,rip'. Those old saws worked very slowly compared to modern saws, and after the lumber had been sawed out, it all had to be dressed and planed by hand" (Haskin, Anthony Baltimore Interview, n.d.).

One sash mill located in the Lebanon area at an early date was situated on "Mill Creek" (Haskin, Anthony Baltimore Interview, n.d.). Mill Creek is located just north of the current project area. This may have been the Driggs sawmill.

In 1860, there were six lumber mills in the Lebanon Precinct. The lumber mills were those owned by William Smith, J. Driggs and Co., John Powell, Lewis Cox Jr., and J.B. Irvine (United States Census, Products of Industry, 1860). (The Lebanon Precinct was larger in 1860 than in 1878, the date of the boundary selected for this project).

Supposedly, the first sawmill in Lebanon was owned by George Eichler. This mill may have been located on east Grant Street on the slough just west of River Park. (This slough is still visible behind houses on Walnut Street.) The slough may have actually been "improved" and used as a mill race although no documentation has been located to substantiate this. A mill colony of eight to ten families lived near the mill which burned in 1871 or 1872 ("Lebanon in the Timber Industry," May 21, 1924). Following the destruction of that mill, George Wheeler operated a sawmill in the general vicinity of the Wheeler Street crossing of the canal. This sawmill, which was probably water-powered, was removed in 1888 ("Lebanon in the Timber Industry," May 21, 1924).

In ca. 1871, a millrace was excavated on the north side of town, tapping the water of the Santiam River (Fig. 8). Based on current maps, it appears that this millrace may have followed the course of a natural slough. The following year, this millrace became part of the Albany and Santiam Canal which was excavated beginning in 1872. The construction of the millrace provided the power to run two important new industries: the Nickerson Planing Mill and Sash and Door Factory, built in 1874, and the Elkins Brothers Lebanon Mills built in 1871-72 ("The Town of Lebanon," Nov. 27, 1874).

The Lebanon Mills were erected for Joseph and William Elkins in 1871-1872 at a cost of nearly \$20,000.00. After the completion of the Santiam-Albany canal in 1874, the Elkins Brothers were making plans to enlarge their granary room and contemplating the erection of a warehouse in Albany to receive their wheat and flour ("The Town of Lebanon," Nov. 27, 1874). In 1878, the mill was sold at a loss to Jonathan Wassom, James L. Cowan, Richard Cheadle and John Settle (Wilson 1994:9).

The building housing the Lebanon Mills, also known as the Elkin's Brothers Mill, still stands along the railroad tracks in the north part of town. The building is important not only for its historical associations, but also for its highly articulated hewn timber frame (Fig. 9).

Another potter appears to have had a pottery in the same vicinity of the earlier Thompson pottery. Barnet "Pot" Ramsay, known to have been a potter in other Linn County locations, purchased part of the Hardman farm in 1862. He lived here and operated a pottery until he sold the property in 1864 (Haskin, "Amos Ramsay Interview," n.d.). Joseph Swank remembered that in the early 1860's, Mr. Ramsay manufactured brown clay ware such as jugs, crocks, and jars. The jugs were popular for whiskey (Haskin, "Joseph Swank Interview." Apr. 17, 1940).

Joseph Swank noted that there were many little brick yards scattered about the county including one on the Milton Snyder place (Haskin, "Joseph Swank Interview," Apr. 17, 1940). A Mr. Marks, probably John Marks, made brick in the Tallman neighborhood (Haskin, "Judge E.B. McKnight Interview," n.d.)

Transportation

Roads

As donation land claims were established in the valley, roads began to conform to property lines and cardinal directions rather than cutting diagonally across the prairie. An 1878 atlas map of Linn County illustrates a well developed system of roads

In 1859, a scouting party, consisting of several Lebanon area residents, discovered the Santiam Pass. This pass was important in providing a link between the settlements of the Willamette Valley and Central and Eastern Oregon. It was especially important to stock raisers who saw the increased agricultural activity in the valley decreasing the amount of grazing land available. In 1864, several prominent Linn County farmers and stockmen filed articles of incorporation for the Willamette Valley and Cascade Mountain Wagon Road. The majority of the incorporators were Lebanon area residents including Luther Elkins, D.W. Ballard, John Settle, Isaac Coryell, and Morgan and Jacob Kees.

Road construction began in 1865. The official office of the wagon road was located in Lebanon until 1866 when it was moved to Albany and supplemental articles of incorporation were filed. A new route proposed at that time extended the wagon road to the eastern border of the state. Undoubtedly, this move was in anticipation of a federal land grant. In 1866, the United States Congress passed an act which granted the State of Oregon sections of public land for each mile of the wagon road completed. These lands could then be sold to help defray construction costs. That same year, the state transferred the land grant to the Willamette Valley and Cascade Mountain Wagon Road Co. In 1871, the road and associated land grant was sold to T. Edgenton Hogg and a group of San Francisco investors.

The position of Lebanon on the wagon road resulted in many people visiting the town enroute to Fish Lake and various points in the adjacent mountains (Williams 1878:26 1/2). The route of the wagon road in the Lebanon Precinct is Spicer Drive to Hwy. 20; south on Highway 20 to Lebanon; through Lebanon following Main Street south to the vicinity of Oak Street where the road veered and then followed what is now Second Street to Cascade Drive; Cascade Drive to the road still known as the old Santiam Highway. A track of a road visible near the intersection of Hwy. 20 and Cascade Drive is the route of the wagon road. This segment pre-dates the wagon road (see 1852-53 G.L.O. Map, see Appendix A).

A large livery stable was erected by W.B. Donaca in 1873 ("The Town of Lebanon," Nov. 27, 1874). A daily stage line from between Albany and Lebanon was operated by William B. Donaca (Anon 1903:1205; Williams 1878:26 1/2).

James Ridgeway operated the ferry on the Santiam River until the completion of a covered bridge across the Santiam River in 1875-76. The bridge was located at the east end of Grant Street, often referred to as Bridge Street, in the general vicinity of the Ridgeway ferry. The bridge was built

by A.S. Miller and Sons who were responsible for building a number of large covered bridges in Linn County during this period ("The Lebanon Bridge 39 Years Old," Sept. 18, 1924). With the main span at 246 feet, this was an exceptionally long covered bridge (Fig. 10).

Steamboats

Although Lebanon was located on the Santiam River, the town was not endowed with the benefits of steamboat commerce so profitable to Willamette River communities in the mid-19th century. Generally thought of as not suited for steamboats, several factors led to an experimental steamboat run up the Santiam to Lebanon in 1871. One factor probably leading to this experiment was the construction of the railroad up the valley in 1870. Perhaps steamboat companies were looking for new markets left untapped by the new rail line.

In 1871, Captain Robert Copeley guided the steamboat Calliope up the Santiam River to Lebanon. At Lebanon, a great celebration was planned. With a rough trip up river, the captain did not dare leave the boat moored overnight for fear that the water would go down and leave his boat stranded in Lebanon, so 20 tons of freight were loaded on the boat and the return trip begun. Because the freight weighed down the boat too much, it had to be unloaded and returned to Lebanon so that the boat could make its escape to the deeper waters of the Willamette. Thus ended Lebanon's dream of becoming a riverboat town ("Navigation on the Santiam Found Impractical," June 5, 1947:12). Shortly thereafter, in 1872, citizens met to discuss a building of a railroad from Lebanon to some point on the Oregon and California line which had been completed through Linn County in 1870-71 ("Navigation on Santiam Found Impractical," June 5, 1947).

The Santiam-Albany Canal

In 1858, the Legislative Assembly for the Territory of Oregon approved an act to incorporate the Albany Canal and Manufacturing Company. Albany resident Thomas Montieth conceived of the canal system as a means of enabling freight, specifically the farm and timber products of eastern Linn County, to be transported by barge over a man-made waterway to Albany and the Willamette River steamboats. Likewise, towpaths would allow products to be shipped upstream to the eastern portion of the county.

Work on the canal began in 1872 with Chinese laborers brought in for excavation purposes in the spring of 1873. Plans called for the canal to begin on the South Santiam River in Lebanon and flow approximately 12 miles in a northwesterly direction to the Willamette River at Albany. Construction of the canal began in 1872. In Lebanon, the canal merged with the millrace developed a few years earlier to operate the gristmill and the planing mill and sash and door factory. This millrace tapped the Santiam River.

The transportation dream was short-lived, however, when it was discovered that the canal flowed too swiftly to tow barges upstream. Timber, grain and other farm products were shipped to Albany, however, from Lebanon and the rural docks located at intervals along the canal for the

purpose of loading farm products. For instance, in 1874 the Elkins Brothers shipped over 2,000 tons of wheat and flour on the canal ("The Town of Lebanon", Nov. 27, 1874). Use of the canal for transporting these products diminished with the arrival of the railroad in Lebanon in 1880. The canal was very successful, nonetheless, as a power and drinking water source for the City of Albany.

Stage Lines

In the 1870's, W.B. Donaca operated a stage line between Lebanon and Albany (Anon 1903:815).

Agriculture

In the 1860's, wheat, oats, and to a lesser extent barley, were the primary crops being grown in the Willamette Valley. The oats and barley were primarily used for livestock feed but wheat was a commercial crop grown for local use as well as for export to world markets. With the advent of large-scale wheat farming, pioneer subsistence farming was replaced by commercial agriculture.

With the gradual fencing of the valley for agricultural production, the livestock industry declined in the area. The opening of the Willamette Valley and Cascade Mountain Wagon Road in the 1860's provided Willamette Valley farmers central and eastern Oregon as pasture with the result that the industry moved east of the Cascades.

Education

In 1857, Jeremiah Ralston and Morgan Kees, who owned the donation land claim directly north of Jeremiah Ralston, each donated five acres of land near the site of the Methodist Episcopal church building "...in consideration of the wants of the Santiam Academy for a site on which to erect buildings (Linn County Deed Records, Book E, p. 601-02 and Book E, p. 603-604). The actual date of construction for the academy building is uncertain with the date often given as 1854, probably confusing the building date with the date of the academy's founding. The more likely date is 1857 for that year the Committee on Education reported that "... a new and commodious school edifice has been erected...which for convenience in arrangement of rooms, adapted to the purposes for which they were required, will compare favorably with any building of the kind, here or elsewhere" ("History of Methodism", _____160).

The earlier frame building was moved over to the new academy building and served as the dwelling of the instructor until it was needed for educational purposes (Bain 1920:85). In ca. 1859, a bell was installed in the Santiam Academy. The bell was cast by the Meneelly Works of Troy, New York in 1858 and brought to Oregon by sailing vessel. In addition to being used for

school purposes, the bell also announced religious, social and civic events in the community ("Tones of Old Bell Stir Aging Memories of Academy Days," June 15, 1951).

In 1860, the Santiam Academy was the only academy in Linn County (Fig. 11). At that time, it had two teachers and seventy-five students (United States Census, Social Statistics, 1860). In ca. 1861, Owen Kees established an \$1800.00 endowment fund. The building still needed work, apparently and a document dating to 1867 stated that:

We the undersigned subscribers, promise to pay in the several sums annexed to our names in the U.S. gold coin or its equivalent, for the completion of the Santiam Academy, one half to be paid by the first of April next, the remainder when the work is done ("Historic Papers are Revealed in Renovation of Old Home," Nov. 19, 1945).

The Santiam Academy building no longer stands, but the grounds and some of the plantings dating to the 19th century are still recognizable as the site of the academy and are an important feature of the Lebanon landscape.

Another religious based educational facility was authorized by an 1857 act of the Territorial government to establish the Montville Institute. The Institute was under the auspices of the Congregational Church and listed as its trustees H. Clark, O. Dickenson, T. Judkins, Henry Harmon Spaulding, who by this time was a congregationalist, J.J. McFarland, Richmond Cheadle, W.F. Alexander, J.H. Douthit, and H. Lymon. The first meeting after the passage of the act was to be called by Thomas Condon. The Institute was to be located in the vicinity of Washington Butte in Linn County ("An Act to Establish Montville Institute," 1857).

In the mid-1870's, the first known schoolhouse was erected by Lebanon School District #16, established in 1854. Located on the southwest corner of Ash and Second Streets, the one story, wood-frame building was side-gabled with a central entry and was crowned by a bell tower (Fig. 12). A two classroom arrangement is suggested by the photograph of the building.

In the rural area, several new school districts were established during this time period. Dodge School was attended by Mrs. Parrish in 1872 according to interview (Haskin, Leslie, Ida Parrish Ireland Interview, 1937). Since no Dodge School is indicated on 1878 Atlas map, presumably this school was known by another name at a later date. O.N. Denny taught school in a log building known as the Ridge School sometime prior to 1857 ("Hon. M.C. George Tells of Early Days in Linn," Aug. 27, 1930). School District #78 (Denny School) was established in 1876 and School District #81, Gore, was established in 1878.

In 1855, Raymond Burkhart donated one acre of land for the location of the District #17 Schoolhouse thereafter called the Burkhart School (later Spicer).

Religion

While the Baptist Church was not formally organized in Lebanon until 1890, there are references to a Washington Butte Church established by famed circuit rider Joab Powell in the early 1860's. (Washington Butte was located near the current intersection of Second Street and Airport Rd.)

The Methodist Episcopal Church held its meetings at the Santiam Academy Building after its construction in ca. 1857. A Cumberland Presbyterian Congregation was probably established in the early 1870's. In 1872, land currently located on the southwest corner of Academy and Main Streets was sold to the Cumberland Presbyterian Church (Linn County Deed Records, Book K, pp. 644-45). A church building was erected on this site sometime in the 1870s (Fig. 13). Rev. Bishop was the minister of the Cumberland Presbyterian Church ("Helen Montagues Memoirs Entwine Family, City Saga," Mar. 21, 1966). (Rev. Bishop also had academies at Brownsville and Harrisburg.)

In the rural area northwest of town in the current Spicer neighborhood, a Brethren or 'Dunkard' church was organized in ca. 1855. The church was organized by Daniel Leedy and was supposedly the first church of this sect organized west of the Rocky Mountains. Meetings were first held in residences and the local schoolhouse. In 1878, a church building was erected. It was first called the Willamette Valley Church. The church was located on the Philip Baltimore claim on Spicer Dr., approximately two miles west of the former Spicer Station (Haskin, Anthony M. Baltimore Interview). Members of this church included the pioneer Hardman, Backus, and Baltimore families. (This church building was used as a Mennonite Church and in the early 20th century was moved 1/4 mile to the east and converted into a house).

Social and Fraternal Organizations/Recreation

The Lebanon Masonic Lodge was reportedly the first fraternal organization in Lebanon (Wallace 1942:16). Organized in 1868, the lodge met in a hall constructed in 1868 by Morris Howell on east Main Street between Grant and Maple Streets ("Lodge was Founded here in 1868," May 25, 1988; "Tearing Down Old City Hall," Sept. 3, 1912). In 1869, one year after they organized, the first burial was interred in the cemetery later known as the Masonic Cemetery. The first burial was the aforementioned Morris Howell. Land for the cemetery was donated by Mason Jonathan Wassom. In 1871, the Masonic Cemetery was incorporated.

The Lebanon Oddfellow's Lodge was organized in 1873 and that same year a building was erected on the southeast corner of Main and Ash Streets (Fig. 14).

Throughout this period, the Santiam Academy Building served as the center for social activities such as annual community Christmas parties ("Yule Spirit of old Days Was Centered in Academy," Dec. 27, 1945).

In the mid 1870's, a public hall was built by the Lebanon Coronet Band (Williams 1878:26 1/2). The site of many community events, the hall, known as the band hall and later the opera house, was located on the northwest corner of Second and Sherman Streets.

The Grange movement in the State of Oregon began in 1872 and the Lebanon Grange #21 was among the earliest established in the state.

Ethnic Make-up

Of the 515 people enumerated in the 1870 census, only 6 were foreign born and two were African-American (Compendium of the Ninth Census, 1872). The only Native Americans mentioned as residing in Lebanon at this time were Indian Joe or George as he is variously called and his wife. Since he supposedly died in 1870, that may explain why he was not enumerated in the census for that year. Indian Joe lived on the banks of a slough on what is now Hiatt Street in Hiatt's Addition. When he died, he was buried in an Indian Cemetery located nearby ("The Reception Committee ... Easygoing Tribe of Calapooia Indians Fell Victim to Disease and Fire Water," June 5, 1947: 5; The Lebanon Express, March 24, 1938).

Residential Architecture

Construction Materials and Methods

Prior to the establishment of planing mills, much of the lumber was probably rough or whip sawn, with some materials, such as siding, planed by hand. Horizontal weatherboard siding was typical in the 1850's, although some box houses simply had battens over the vertical planks used in their construction. Weatherboard siding looks like clapboard but does not taper in profile. Early weatherboard siding was thin and often hand-planed. By the 1870's, various forms of shiplap siding were available.

Throughout the 1850's, the small size of available glass panes resulted in the use of either 9/6 (9 panes over 6 panes) double-hung sash windows or 6/6 double-hung sash windows. Public buildings had more panes per sash reflecting the increased size of the window. By ca. 1865, larger panes of glass were available, so that the most typical window sash used in residential buildings in the latter part of the 1860's and the 1870's had four panes of glass, resulting in 4/4, double-hung sash windows.

In the earliest period, doors were probably either handmade of vertical boards or were panelled with two vertical panels. By 1870, the two-panel door had been replaced with the four-panel door. Nails and hardware could be either hand wrought in a blacksmith's forge or purchased. Machine cut square nails were available at this time.

The products of sash and door factories and planing mills facilitated the adaptation of current national architectural styles that depended, in part, on complex decorative elements (Dole 1974:120). A sash and door factory was established in Brownsville, located south of Lebanon, in 1863, and in 1874, S.A. Nickerson established a sash and door factory in Lebanon.

While log houses continued to be built in the 1850's, the availability of sawn lumber provided the materials to build a "real lumber house". In the 1850's, three structural systems were available for the lumber house: hewn frame, balloon frame and the box house (Dole 1974:97).

A hewn frame house was generally of post and beam construction in which horizontal and vertical members were connected with hewn mortise and tenon joints, often pegged. Rafters, siding, and other elements, such as studs upon which to hang the siding, were of sawn lumber.

Although first used in the 1830's, the balloon frame was first publicized in a 1847 edition of American Agriculture in an article entitled, "A Cheap Farm House" (Schweitzer and Davis 1990:54). A balloon frame house was built using light structural members such as 2x4's with nailed joints. The studs were full height, not interrupted at the second floor by a heavy plate. While houses built in the late part of the nineteenth century often had built-up corner boards and nailed studs and joists, early examples often used large posts for corner posts, such as a 6x6's. Also, in early examples the studs and joists were often notched into place rather than nailed.

A box house was built of vertical planks laid side-by-side forming the walls of the house. No posts or studs were used in this type of construction. The advantage of box construction was that it used one-third of the wood of other systems and one-half of the nails. (Dole 1974: 98).

Plan Type

Lumber houses in the 1850's were generally rectangular in form with symmetrically placed and sized windows, doors, and chimneys (Dole 1974:96). However, there was great variety in early lumber houses, reflecting the various backgrounds of the owners and/or builders and the use of different stylistic elements (Dole 1974:96). Philip Dole (1974) describes the various house types found in Oregon dating to the 1850's.

The two-story central hall house is side-gabled with a centrally located front door. The door opens to the hallway which has an open staircase. On either side of the hallway is a formal system of rooms with the kitchen and sometimes the dining room located in a one-story rear wing. This type of house could also be found in a one and one-half story version. The Jeremiah Ralston house was of this type.

The side entrance hall, temple form house is front-gabled with the entry to the stair hall on a side of the of the front elevation. This type of house could be either one and one-half or two stories. The Joseph Moist House, located north of Lebanon on Hwy. 20, is a later, probably 1860s example of the side entrance hall type (Fig. 15).

The central living room house has no entry hall or hallways. The front door, often in the center, enters directly into the living room, facing the fireplace.

The small cottage type house is a one and one-half story house with an all purpose room. A fireplace is located at one end of the room and a small winding staircase, often located next to the fireplace, accesses the second floor. The Thomas Angell House (ca. 1857) on Brewster Road, a National Register property, was originally of the Cottage type prior to an addition (Fig. 16). The Angell House is also a rare Oregon example of a house with a saltbox form.

The double house has two front entry doors. The house could be front-gabled or side-gabled and could be one, one and one-half, or two stories. The Gideon Backus House, previously mentioned, was a double house.

Many of the above types had small lean-to's, wings or ells, but the overall block and form of the house was rectangular. Between 1860 and 1875, there was a new concern for utilitarianism and functionalism (Dole 1974:117). The most obvious visual and planning change was the gradual displacement of the rectangular form by forms having a compound plan made up of a series of wings and ells placed perpendicular to each other. The balloon frame made compound plans easier to execute. As a result, houses were composed of several volumes that met at right angles. The most common forms were the gable-front and wing (off the side) or gabled-ell (off the rear) configurations. The gable-front was similar but without any perpendicular extensions and, therefore, continued to reflect the earlier house types which employed a single rectangular form.

With the first appearance of the Italianate style locally in the 1870's, the foursquare form also emerged but its early use was probably limited to houses of this style.

Style

In some cases, the above house types were vernacular, with no stylistic elements. In many cases, however, these early houses incorporated design elements of the Greek Revival or Gothic Revival styles which were or had been popular in the United States at the time the settlers left for the West. Sometimes style was only demonstrated in the pitch of a roof, the symmetry of a facade, or porch ornamentation.

The Greek Revival style was the dominant style of American architecture in the period between 1830 and 1850 (McAlester and McAlester 1984:182). Oregon examples were built into the 1860's. The style was spread by carpenter's guides and pattern books, such as those written by Asher Benjamin. The style is characterized by a rectangular form, a low-pitched roof (in this area, the roof was generally gable in form), an emphasis on cornice line often accentuated with various moldings to represent an entablature, and a pedimented gable or eave returns on the gable end to create the appearance of a pediment. Some examples featured columned porticos in a Greek order; an entry door flanked by transom and sidelights; as well as other Classical details. White was the color of choice for the Greek Revival house. Although poorly represented today, this style was

used for many of the earliest frame houses. There are no known Classical Revival style houses remaining within the city of Lebanon.

The Gothic Revival style was part of the Picturesque Movement which swept across America in the 1840's and 1850's. This style was popularized by the plans of Alexander Jackson Davis and the pattern books of Andrew Jackson Downing, and was made possible by the technological advances in woodworking machinery in the mid-nineteenth century (Schweitzer and Davis 1990:43). Among the tools developed were the power lathe, the band saw, and the scroll saw which produced elaborate ornaments in greater quantities at reasonable prices (Schweitzer and Davis 1990:43). Downing's plan book, *Cottage Residences*, was reissued at least twelve times between 1842 and 1888 (Whiffen 1969:56). The Asa Peterson House and the Denny House, both located on Peterson Butte, employed the Gothic Revival style (Figs. 17, 18).

The application of this style often depended upon the establishment of local sash and door factories to supply the complex decorative elements that are one of the hallmarks of the style. Gothic Revival style houses are characterized by steeply-pitched gable and multi-gable roofs and dormers, sometimes central gables, and jig-saw cut ornamentation, including bargeboards (vergeboards), brackets and porch trim. A characteristic window of the Gothic Revival style is the lancet window. Examples built in the 1850's and 1860's have 6/6 (six panes over six panes), double-hung sash windows, while those built in the later part of the 1860's and the 1870's have 4/4 (four panes over four panes), double-hung sash windows. Earlier houses also exhibit the rectangular form, while later examples often have compound plans. The ornamentation on the earlier examples is also more delicate.

The central gable expression appears to have been popular in the Lebanon area. Two Gothic Revival style houses have survived in Lebanon. The earliest example, and the oldest extant house in Lebanon, is the David Claypool House, later known as Elkin's House, built in 1856 and located at 194 Main Street (Fig. 19). The house has been altered in the 20th century but original materials and some stylistic features remain in the weatherboard siding, label molding, and the valance style vergeboard. The other example is the 1879 Elder House, relocated from its original site on Lot 5 of Block 5 in Ralston's Second Addition, and currently located at 148 E. Vine Street (Fig. 20).

Like the Gothic Revival style, the Italian Villa style or Italianate style was also part of the Picturesque Movement and was promoted by the pattern books of Andrew Jackson Downing. The style is characterized by a form composed of single or multiple rectilinear blocks, flat or low-pitched hip or gable roofs, narrow windows, and projecting boxed eaves which are often bracketed. The round arch window is a hallmark of the style but it is not always incorporated into local versions. Ornamented bay windows are also characteristic of this style. Examples dating to the 1870's locally have 4/4 double-hung sash windows, as opposed to 1/1 double-hung sash windows used in later examples. While the style appeared as early as 1850 in Oregon, in Lebanon the earliest examples date from ca. 1880.

Architect-Builders/Carpenters

Builders in the 1850s included Jeremiah Ralston, who may have not followed this trade because of his commercial interests; Frank Hilliard; Nelson Griggs; Nelson and William Goltra; and Asa Peterson. William Goltra was probably the builder of the Santiam Academy Building and Nelson Goltra reportedly built a home on the corner of Main and Maple Streets in 1855 ("Local News," Oct. 7, 1921). Originally the home of Mr. Bell, later it was the home of Sussanna B. Peterson, on the southwest corner of Main and Maple Streets.

Carpenters listed in the 1860 census included Samuel Franklin; William Wade; William Atkins; Henry Polly, a millwright; Jacob Snoderly; Simon Nickerson, later owner of the local sash and door factory; John Ritter and Solomon Ritter, both members of the German Baptist Brethern Church; Isaac Coryell; Andrew Carter; Archibald Jones, a millwright; Asa Peterson; William Conover; Elvin Crawford; Willis Jackson; Parmenus Adams; A.W. Kent; Ephriam Haner; Morgan Rudolph; David Lambert; Alfred Smith; David Ashpaw; James Marks; William Goltra; E. D. Wilson and Samuel Wishard (United States Census Records, Lebanon precinct, Linn County, Oregon, 1860).

In the 1870s, the only carpenters listed are Arron and Alfred Baltimore; Isaac Coryell; Stephen Day; Lemuel Matthews; Asa Peterson; and William Goltra.

Distribution Within the City of Lebanon

With the exception of houses that have been moved, most houses in the 1850's and 1860's were built in the areas of town platted in the 1850's. (No plats were filed in the 1860's.) When commercial expansion took place in early platted areas, a number of pioneer-era dwellings were moved.

**FINAL REPORT
LEBANON HISTORIC CONTEXT PREPARATION
STATE HISTORIC PRESERVATION OFFICE GRANT
HPF#9307**

September 30, 1994

Project Summary

Work on the preparation of an historic context document for the City Lebanon began in January of 1994. Goals of the project included: the preparation of an historic context document identifying the important themes, events, trends, individuals, and architecture in Lebanon from 1845-1945; a reconnaissance survey to identify previously unidentified historic properties; and recommendations concerning the future direction and priorities of preservation efforts in Lebanon. Developments within the historic Lebanon Precinct, an approximately 30 square mile rural area bordering Lebanon, were also researched.

The first phase of the project involved reviewing previous inventory data, and a windshield reconnaissance of the community in order to become familiar with the community and the character of the built environment. Individual properties observed in this reconnaissance were compared to the existing inventory and any previously uninventoried property which appeared to be an inventory candidate was flagged for further identification work.

The second phase of the project involved the compilation of data for the historic narrative. Volunteers provided much of the data for this task. Information on the history of Lebanon was derived primarily from historic maps, newspapers of the various time periods studied, historic views of the community, which were rare for the 19th century, and deed and assessor records.

The third phase of the project involved the identification of the important events, individuals and architecture. A summary of the important events and individuals is provided in the chapter entitled "Heritage Preservation". Architecture is discussed throughout the document.

The fourth phase of the project involved identifying resources known to illustrate the identified events, persons and architectural types and styles. These properties are listed in Tables 1-5 in the report. This list is not complete and consists of only those properties for which there is little question about their importance in reflecting the history of Lebanon. Many other properties could be added to this list with further evaluation against the information provided by the context.

Recommendations

- 1) New information provided by the current project should be used to update the existing Statewide Inventory forms.

- 2) A number of properties were discovered in the course of the reconnaissance which should be added to the Statewide Inventory. Several of the properties were of such significance that they meet National Register criteria.
- 3) Using the data provided by the context, properties reflecting the developments in the context should be located and inventoried if they were not previously inventoried. For instance, it should be determined if properties representing any of the identified significant individuals are still extant. A more thorough study of residential property in Lebanon dating to the first half of the 20th century is needed in order to determine which buildings best reflect that period of history. For instance, Bungalow, Historic Period Style houses, and neighborhoods of houses associated with the establishment of the plywood mill should be analyzed for this purpose.
- 4) There is the potential for a residential historic district north of the downtown commercial district. This potential should be assessed further.
- 5) Lebanon's downtown commercial district is an important asset to the community. Although the architectural integrity of individual buildings is lacking in some cases, the downtown as a whole is exceptional for its continuity, variety of design and building types represented, and lack of recent intrusions. The downtown should be a preservation priority.
- 6) Lebanon has two resources which are exceptional for their heavy timber-frame construction. The Lebanon Flour Mill (Elkins Mill) is a hand-hewn example designed as a gristmill, while the Lebanon Warehouse building has a sawn timber-frame designed to carry the weight of enormous two-story grain bins. Efforts to preserve these buildings should be a priority.
- 7) The Claypool Elkins House (1856), at 194 Main Street, is the oldest extant building in Lebanon and the only building known to date earlier than 1870. If the resource is ever threatened, the city should assist in finding a solution in preserving the building.
- 8) A small original segment of the Willamette Valley and Cascade Mountain Wagon Road (Santiam Wagon Road) can be seen on the landscape in Lebanon near the intersection of Hwy. 20 and Cascade Drive. This small segment, which is located on state highway right-of-way, should be preserved for interpretation.
- 9) Owners of properties eligible for the National Register should be notified and encouraged to place their property on the National Register. A large number of Lebanon properties could be placed on the National Register through a multiple property submission. The National Register is voluntary and only those property owners wishing to have their property placed on the register would be included in such a nomination. One possible multiple property submission could be based on the architecture of A.I. Crandall.