



**The Lower Columbia Preservation Society seeks to preserve the history, sites, and culture of communities bordering the Columbia River in Clatsop, Pacific, and Wahkiakum Counties**

*As the sun shines brightly overhead...*

...and (hopefully) a cool breeze blows through the air, we invite you to embark on a summer of preservation topics, activities, and home maintenance tasks. Are you thinking of taking the plunge and painting your house this summer? We will discuss paint and primer at July's *Topics in Preservation* event. Take inspiration from this year's Dr. Harvey Award winners on page 2.

Still looking for the perfect hardware or light fixtures for your restoration project? Lauri Serafin provides a list of resources for architectural salvage on page 4. Explore pilasters with Eric Wheeler's "To name it is to know it" feature on page 6.



Then join us in August as we begin defining local historic neighborhoods' boundaries. We will discuss the various Astoria neighborhoods and their developmental histories at the *Topics* event. We aim to capture and share stories of long-time residents of these areas and those who grew up there. Read about the new goals and committees on page 2 for more information on this and other efforts.

## **New LCPS Goals and Committees 2023 - 2025!**

The LCPS Board of Directors met this Spring to discuss and update the organization's strategic plan. Lively discussions, committee reports, and a solid review of our last strategic plan culminated in creating a three-part approach to our ongoing work: Preservation, Engagement & Education, and Longterm Viability of the organization. Under each of these broader goals, we have identified specific aims and programs, including:

Researching and documenting neighborhoods and other sub-areas of our service area (see story below); continuing our landmark nomination assistance; creating a preservation easement program; creating a response protocol for endangered properties; continued stewardship of the 1852 U.S. Customhouse reconstruction; continuation of our LCPS grant program for non-profits; monthly *Topics in Preservation*; research assistance; public outreach; student engagement; fundraising and grant writing; board development; and supporting our staff and volunteers.

Committees that had completed their assigned tasks were retired, and new committees were formed. If you have an interest in joining one of the LCPS committees (an excellent stepping stone toward possible board membership), let us know! The current LCPS committees include:

- Neighborhood Committee
- Easement Committee
- Response Team
- Fundraising Committee
- Audio (radio and podcasts) Committee

## **More About the LCPS Neighborhood Committee**

The Neighborhood Committee aims to develop a reproducible program that can support the research, documentation, and sharing of the history of individual neighborhoods and other sub-areas within LCPS's larger service area. This program will emphasize the involvement of and engagement with residents of these areas, both past and present. The program will not include official inventories or have a regulatory impact on property owners.

This program will:

- Help build neighborhood and community identities
- Discover and share under-told stories about oft-overlooked housing areas
- Inspire current and future residents to invest in the preservation of historic resources
- Connect home and building owners with preservation resources
- Build appreciation for the history of local homes, neighborhoods, and communities

The program advances the Lower Columbia Preservation Society's goals to reach a wider local audience, fills gaps in the current knowledge within our service area, and provides an informal inventory of the area's historic assets -- LCPS strongly believes documentation is an essential form of preservation.

# KUDOS!

**to the Dr. Harvey Award Recipients!**  
Presented annually by the City of Astoria

## Residential

682 34<sup>th</sup> Street (Gustavus Holmes Residence)



## Institutional

Lightship Columbia



## Honorable Mention

1291 11<sup>th</sup> Street (Lars Larsen Residence)



# Maintenance Checklist & Tips

*for Historic Buildings*

**June, July & August**

## Exterior

- ❑ Touch up any chipped or peeling paint - before painting, lightly sand any gray bare wood until a brown layer is exposed. (join us for our July *Topics in Preservation* event to learn more about paints and primers!).
- ❑ Clear away dry vegetation that may pose a fire hazard.
- ❑ Ensure grading near the foundation slopes away from the house.

## Interior

- ❑ Check basements and/or crawl spaces for signs of pest infestation (small piles of dust under wood, small holes in wood, bug carcasses).
- ❑ Get your furnace serviced and cleaned.

**No air conditioning? No problem!**

- ❑ Use those double hung windows as designed! Pulling the top sash down allows hot air to escape while cool air can flow through the open bottom sash.
- ❑ Identify where sun shines in and get heavy curtains to block out the sun on hot days - then open everything up at night when the breeze is cool.

## Windows

- ❑ For cleaning painted wood windows, use a few drops of mild soap mixed with warm water and wipe with a damp cloth. Use a small brush or old toothbrush to get into the corners and hard to reach areas.
- ❑ To maintain smooth opening and closing, apply wax to window tracks. Can be a paste wax, beeswax, or other wood safe lubricant.



# Architectural Salvage or Reduce, Reuse and Recycle!

by Lauri Kramer Serafin

I have always incorporated salvage into my projects. My addiction to old house parts began as a teen and my motivation was aesthetic and economic. As an adult, my motivation is to minimize the use of new and reproductions in my preservation work. If you never been to a salvage yard, you should go! The amazing diversity of unattached parts, junk, and relics is irresistible. There will be a temptation to take a treasure home for reuse.

All salvage shops have their own flavor. Some are organized and higher priced, while others are “diggers” where one must paw around for parts. Inventory changes daily. All are fun, it just depends what you are looking for and your level of adventure. I most commonly purchase project light fixtures, glass light shades, molding, door parts, various hardware, and tongue and groove bead board. These are items are common salvage yard inventory and easily incorporated into projects.

To be successful, know what is needed. Do your homework! Know your house style and what type of pieces fit the style and age of your house. I accompany friends to the salvage yard for feedback about possible selections. Bring measurements and dimensions, as most purchases are final. If matching something, bring a sample. Where appropriate clothing and sturdy shoes for foraging, as real salvage yards are outdoors and unheated. Bring a good tape measure and gloves.

My recommendations in alpha order with comments and key to relative pricing:

**Aurora Mills Architectural Salvage in Aurora, OR (\$\$\$):** This established antique, vintage and architectural salvage shop is a destination! If are looking for a specific antique house part, you will find it here. It is an education in the general line of antique hardware and architectural salvage.

**Ballard ReUse in Seattle, WA (\$\$):** This employee owned cooperative is my personal favorite. There is a wide variety of building salvage and antique furniture. I have bought large amounts of wood molding and light fixtures here. I purchased two large exterior Craftsman light fixtures that retailed for \$1800 for \$300 here. These are beautiful fixtures that I thought were completely out of my budget.

**Earthwise Architectural Salvage in Aberdeen, Seattle, and Tacoma, WA (\$\$):** Shop in person and on-line. Each store is different with fast moving inventory. I found my bathroom T & G flooring at Earthwise for \$1 per square foot and fifty feet of six inch mahogany cove for our Library. The Seattle store has an extensive selection of antique and vintage lighting.

**Habitat for Humanity in Kelso, WA (\$):** There are HFH shops in many locations. I favor this location. There is a nice selection of building supplies, used household items, and furniture. Recently, I bought two unopened gallons of Benjamin Moore paint for 25% of the new price.

**Hippo Hardware and Trading Company in Portland, OR (\$\$\$):** I have shopped at Hippo since 1985 and love it. I go there when I need something specific, like a missing glass light shade or hardware piece. The lighting department is legendary.

**Old Portland Hardware & Architectural in Portland, OR (\$\$\$):** This eye candy shop is a real treat with many temptations! Don't miss the dollar bins for bargains.

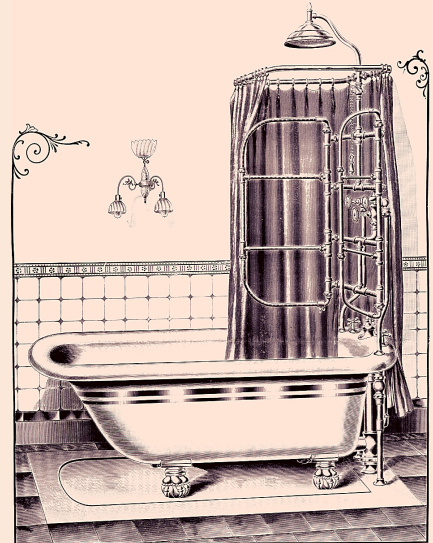
**ReBuilding Center in Portland, OR (\$):** This large non-profit sells massive quantities of donated and salvaged building materials. It's a mix of new and old. There is a large amount of unsorted salvaged moldings and lumber. I found many lengths of rare oversized picture rail molding that match those in my house! I spend at least 2 hours there on each trip!

**Second Use Building Materials in Tacoma and Seattle, WA (\$\$):** These are two very large stores that have a mix of old and new building materials. Tacoma is the best place to buy second quality bead board. Their on line shopping is well organized and searchable. One can reserve items on line.

**Vintage Hardware in Astoria, OR (\$\$):** The hometown favorite is a fun shop with a mix of antique, vintage, eclectic and salvage. I recently shopped for a door knob spindle with an unusual thread. I had a good time browsing the inventory.

Of course, you can find architectural salvage and building supplies at thrift shops, garage sales, and estate sales. The second hand market on Facebook Marketplace, eBay and Offer Up offer many possibilities. My advice is to be ready to buy if you see what your need or want. It might not be available tomorrow. Good luck hunting!

Send me pictures of your favorite finds and projects! [forsstromhouse@gmail.com](mailto:forsstromhouse@gmail.com)





## LCPS Spring Recap

*Topics in Preservation* events have been rousing lively discussions lately! In February, LCPS members dove into the hot topic of housing in Astoria - exploring potential solutions for fixing and filling vacant houses and brainstorming ideas for individuals aging in place in their historic homes. A show-and-tell style *Topics* in March was an opportunity to examine the use of new, modern materials in restoration, hearing first-hand accounts of homeowners who have used these products. In April, local photographer, Andrew Cier, showcased an exhibit at the LCPS Office featuring



work from his series, "Glimpse in Time," "Focus on Liberty," and "Haunts." The retrospective focused on photographs of architectural details of familiar local buildings. In April, we also announced LCPS's interest in pursuing an easement program and answered questions about preservation and conservation easements. Special guest Lauri Kramer Serafin hosted our May *Topics*, sharing her extensive experience with architectural salvage (see her article on page 4). In May, we also displayed artwork that will be included in our upcoming guide booklet featuring ten local artists, including Philip Branesky, Amelia Santiago, Laura Janes, Samuel Chapman, Beth Bailey, Melissa StRain, Vance Lump, Mari and Abigail Nab, and Jo Lumpkin Brown. The Columbia-Pacific Preservation Advisory Board hosted a historic preservation informational booth at the Astoria Sunday Market to round out Preservation Month! Community members had an opportunity to learn about the history of their homes, upcoming workshops, and ways to get involved in local preservation activities.

## Upcoming LCPS Events

[www.lcpsociety.org/events](http://www.lcpsociety.org/events)

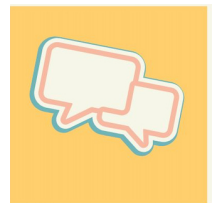
***Topics in Preservation***, every 3<sup>rd</sup> Wednesday 6 to 8pm

LCPS Office 389 12<sup>th</sup> Street Downtown Astoria

June 21<sup>st</sup>: *Preservation through the Decades*

July 19<sup>th</sup>: *All About Paints and Primers*

August 16<sup>th</sup>: *Defining Astoria's Neighborhoods*



## Upcoming Workshops & Events

### Historic Preservation at Clatsop Community College Summer Field School Series

#### Building Analysis of the Mayo House

As part of the summer Field School series, students will learn to complete a building analysis of the historic Mayo House in Portland, OR. This example of Queen Anne architecture has been cited as an important element of Black History in the Portland area. The HP program at Clatsop Community College is proud to be a part of saving this historic site.

When: June 24 & 25 (Sat & Sun) 9 am to 4 pm

Instructors: Ryan Prochaska and John Goodenberger

Contact: jgoodenberger@clatsopcc.edu

#### Exterior Restoration of the Mayo House

As part of the summer Field School series, students will work on preserving exterior elements of the Mayo House, located in Portland, OR. The scope of work will be defined by the building analysis completed the weekend prior to this workshop.

When: June 26 to 29 (Mon - Thurs) 9 am to 4 pm

Instructors: Ryan Prochaska and John Goodenberger

Contact: jgoodenberger@clatsopcc.edu

#### Criterion Schoolhouse Exterior Restoration

As part of the summer Field School series, students will work with skilled craftspeople to restore the exterior of the Criterion Schoolhouse on the State Fairgrounds in Salem, OR. Students will learn how to identify and repair damaged siding elements on this historic structure. The schoolhouse was moved to its current location in the 1970s. As part of the move, the structure was cut in half to fit over bridges. Part of the work of the workshop will be repairing the damage that still exists from that move.

When: July 24 & 27 (Mon - Thurs) 9 am to 4 pm

Instructors: Chris Gustafson and Ryan Prochaska

Contact: cgustafson@clatsopcc.edu

#### Clatsop Community College Community Ed

CCC Campus: Alder Hall, 1651 Lexington Ave Astoria, OR

##### Woodworking: Introduction to Hand Tools

Wednesday July 12<sup>th</sup> 5:30 pm to 8:30 pm

Learn how to use and sharpen various tools such as chisels, hand planes, and gouges. Bring your own tools to sharpen, or work on tools that will be provided.

##### Woodworking: Machine Tool Basics

Wednesday July 19<sup>th</sup> 5:30 pm to 8:30 pm

Learn common shop safety practices along with the use of various power saws, routers, a jointer, and a thickness planer

## To name it is to know it: Pilaster

By Eric Wheeler



On my architectural walking tours I often identify architectural details by name and then 'quiz' participants at the end of the tour. I'm always delighted that some folks actually took notice and learned a new architectural term! In the last issue, I shared some images of 'knee braces', which are indicative of the Craftsman style. The featured detail in this article is the 'pilaster'. This decorative element is usually found on buildings that show a Classical Revival influence. In other words, imitating ornamentation that is part of classical Greek and Roman architecture. Pilasters have the three basic parts of a classical column following from bottom to top; base, shaft and capital. Unlike a column that is both decorative and structurally supportive, a pilaster is attached to the wall surface and acts as decorative element. Most often pilasters are flat and extend an inch or more away from the wall and rise vertically nearly the entire height of the wall that they are attached to.



Pilasters are almost always symmetrically placed and establish a repeated rhythm similar to other classical decorative elements. They also have a uniform size and scale, appearing to be flattened classical columns with similarly wide base, fluted or plain shaft and decorative capital. In high-style Classical Revival buildings the capitals will mimic the three orders of Greco-Roman columns. The attached photos show that sometimes the flat pilasters are placed just behind columns to echo the motif of the column. A couple of good examples are the Heritage Museum, Home Apartments and First Methodist Church. Many early 20th century public buildings have a row of pilasters that impart the Classical tradition with an elegant formality. The Post Office and current City Hall are good examples of pilasters with ordered spacing that also defines the bays of windows. Corner pilasters can also be seen in many early 20th century Colonial



Revival houses in a more simplified form. Early 20th century commercial buildings often have a very plain brick version of pilasters that provide regular spacing to the exterior wall.

My favorite pair of pilasters in downtown Astoria are the smooth white marble pilasters that flank the County Courthouse entry. What a contrast to the surrounding pale yellow brick and terra cotta! Maybe someday I'll see you walking in Astoria pointing out pilasters to your walking companion and I'll crack a smile. Happy pilaster hunting to you!





Supporting Members	Business Members	LCPS Board of Directors
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Bobby Thurman	Astoria Wood Windows	Kelly Shumar, Vice President
Chris Connaway	Gaetano's Market & Deli	Richard Winn, Secretary
Ed Overbay	Pietrowski Wood Windows	Wade Freitag, Treasurer
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Mike & Laura Brosius		
Richard Winn		
Ronald & Charlene Larsen		
Sheila Nolan		
Wade Freitag		

Know a nonprofit that needs money for a preservation project? Check out the LCPS grant program!  
Projects in any of the following categories will be considered:

- Documentation of historic architecture and sites
- Preservation, restoration, or rehabilitation of historic resources
- Education of community members

Learn more at  
[www.lcpsociety.org/grants](http://www.lcpsociety.org/grants)

## MEMBERSHIP APPLICATION

Register at [www.lcpsociety.org](http://www.lcpsociety.org)



Name(s) \_\_\_\_\_

Address \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Phone Number \_\_\_\_\_

Email \_\_\_\_\_

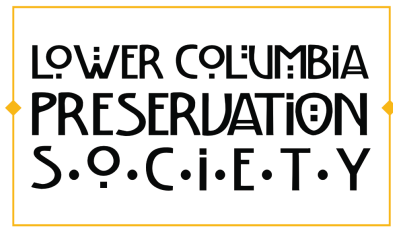
### Level of Membership

- ☐ \$10 Student
 ☐ \$35 Household  
☐ \$20 Individual
 ☐ \$75 Business  
☐ \$100 Supporter

### Payable To

Lower Columbia Preservation Society  
PO Box 1334 Astoria, OR 97103





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