

COVER SHEET  
PROPOSED WASHINGTON STREET DISTRICT  
Dayton, Washington

Description

Washington Street is located on the north side of Dayton, Washington, and runs from east to west. It is in the Northwest and Northeast quarters of Section 30, Township 10 North, Range 39 East. The proposed Washington Street District extends from the third house east of North Second street (which bisects Washington street), along the north side of the street until it reaches a dead-end at the scenic banks of Patit Creek. The last home in the proposed district, the Gillis-Richardson Home, can be reached by crossing a footbridge over the creek. Approximately three blocks or three and one half acres, this strip contains an impressive collection of Victorian homes in a concentrated area. The structures are architecturally important; there are seven homes of Queen Anne details, two Italianate homes and one Art Deco building (the only notable Art Deco in Dayton). The wide street is well defined with large black walnut and locust trees lining the north side. The homes are in excellent shape for the most part, although three could use some paint and repair work. These boundaries were chosen because the south side of the street does not reflect the same character; most of the houses are smaller and in need of repair and the trees have been removed. The west end boundary is well-defined by the location of the Gillis-Richardson Home and the eastern boundary is defined by the quality, scale and condition of the homes. There are four non-contributing properties in the proposed district. One is the result of the loss of a Victorian house; the land now has three small sheds on it. Two are recent ranch style homes and one house is of a much smaller scale and undistinguished design.

Significance 1880-1935

The houses in this Washington Street proposed district are historically important because of their connection to leaders in the economic development of both Columbia County and Dayton. In 1880, when the first of several of these homes were built this was a prime residential area. The land was a part of Day's original 1871 plat of Dayton and the 1872 Day & Mustard Addition, which was the second plat filed. It was an easy walk of two short blocks to the business and commercial district of downtown Dayton. Attorney David Higgins and Town Marshall J. B. Armstrong were the first to build their houses near the bend in Patit Creek in 1880. Both the Higgins and Armstrong houses were more simple, Pioneer-style homes, but had enough Queen Anne details to give added decorative touches. They were not as grand as the Italianate built for attorney Morgan Baker in 1885, that later became the Broughton home. In 1884, or early 1885, John Carr built the home with the double towers and in 1889, Burrows, the local architect, designed the Italianate house for the Grupes, who had a large lumber and sawmill operation. In 1899 another large home with a tower was built at 409 E. Washington.

J. W. Stevens, owner of the Stevens Hardware Company, owned a large gable on hip roof decorated shingle house with recessed porches on each side of the center projecting gable which was featured in an 1899 newspaper article,

Dayton Historic Houses/Thematic Group  
Proposed Washington Street District  
Cover Sheet  
page two

but it is no longer standing. It was similar to the one at 209 E. Washington, but the latter has a full recessed front porch and one story side gable extension. The two houses are shown side by side in the 1896 Sanborn map which has been updated to 1904, but the one at 215 E. Washington is gone in the 1916 Sanborn map.

When the first of these houses were being constructed the railroad line did not run down the middle of Commercial street, which lies between Washington and Main streets. The Oregon Railroad and Navigation Company line that came into Dayton in 1881 ran along the base of Rock Hill and the depot was located on that southwest side of town. It was not until the Northern Pacific came into town in 1889 that the tracks were laid and the Northern Pacific depot built on Commercial street. The houses built after the turn of the century were in scale and style comparable to those on the street, and their tenants were equally involved in the commercial and civic interests of the town and county. The Broughton family interests have grown to be one of the largest in Columbia County; Judge Miller who later owned the Grupe home, was superior court judge of Garfield, Asotin and Columbia counties. The construction of the Brining Memorial Hospital in 1935 was a major contribution to the welfare of the county residents.

Both architecturally and historically, this small area reflects the lives of people with comfortable incomes both at the turn of the century and today.

United States Department of the Interior  
National Park ServiceNational Register of Historic Places  
Inventory—Nomination Form

For NPS use only
received
date entered

Continuation sheet

Item number

Page

Proposed Washington Street District

115 E. Washington	*Gillis-Richardson Home	Queen Anne, 1880
303 N. First	Armstrong House	Queen Anne, Ca. 1880
203 E. Washington	Torrance House	Queen Anne/Pioneer, Ca. 1905
205 E. Washington	Edwards House	Queen Anne/Pioneer, Ca. 1905
209 E. Washington	Gerken Home	Queen Anne/Vernacular, Ca. 1900
v 215 E. Washington	Sheds	Non-contributing
221 E. Washington	Brining Memorial Hospital	Art Deco, 1935
303 E. Washington	*Broughton Home	Italianate, 1885
311 E. Washington	Becker Home	Non-Contributing
317 E. Washington	Rennewanz Home	Non-Contributing
303 North Third	*Baker Home	Queen Anne/Italianate, Ca. 1884
403 E. Washington	Grupe Home	Italianate, Ca. 1890
407 E. Washington	Groom House	Non -Contributing
409 E. Washington	Scott House	Queen Anne, Ca. 1899

NOTE: Special mention should be made of the stone wall that runs from the corner of the Broughton property on Second and Washington along the north side of the street to the Baker property at Third and Washington.

\*Primary-Contributing

DAY 1011, WASHINGTON

- Primary
- Contributing
- Non-Contributing

