

## INSIDE:

**2015 VALERIE SIVINSKI  
WASHINGTON PRESERVES  
FUND GRANT AWARDS**

**PULLMAN'S RED  
BRICK ROAD**

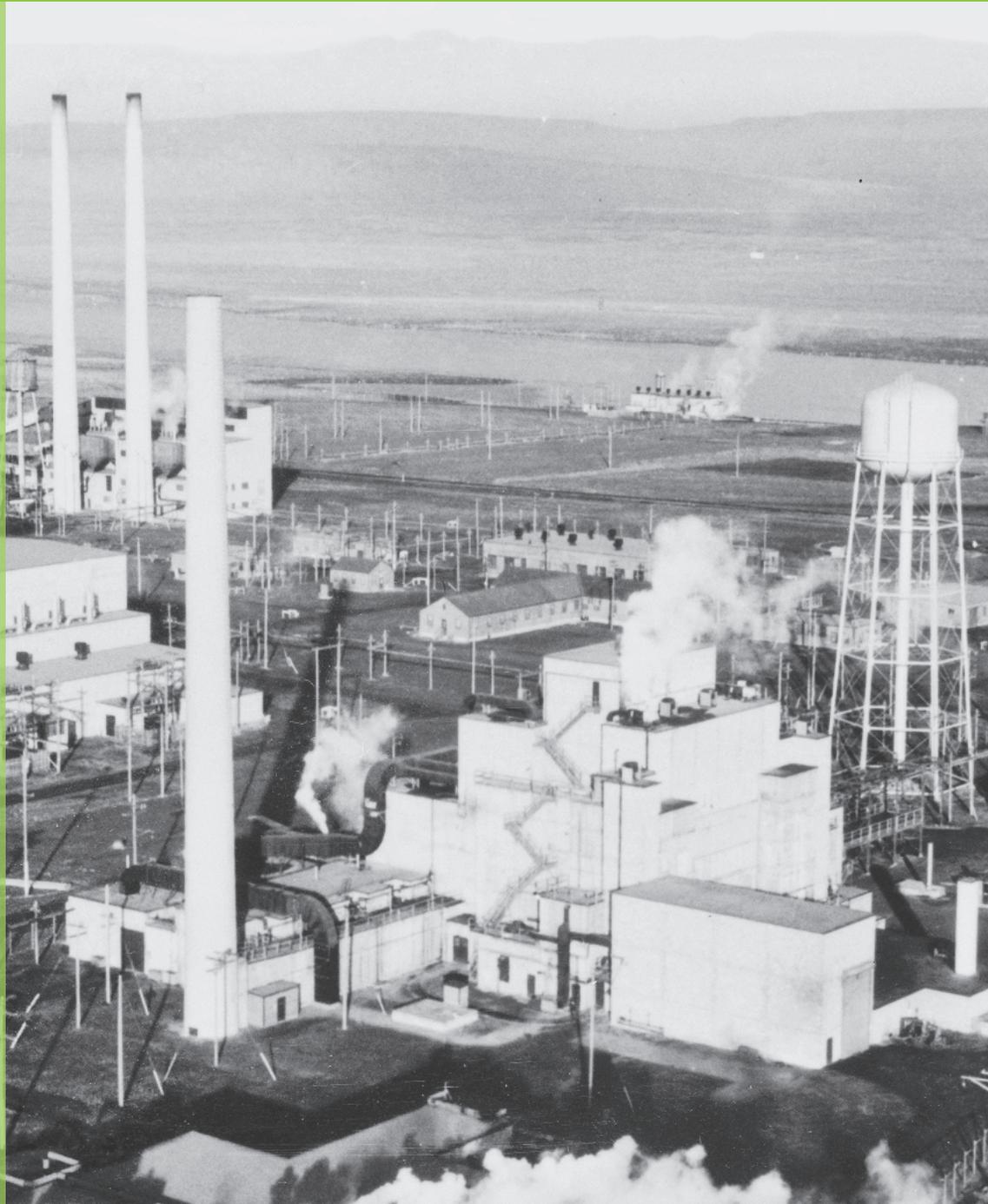
Preserving historic  
transportation infrastructure

**RESTORATION AND  
RENEWAL AT SANTOS  
PLACE**

Another preservation project  
in Seattle's Sand Point  
Historic District

**DONOR PROFILE**

An introduction to Integrus  
Architecture



# BEST MOMENTS IN PRESERVATION

A LOOK AT OUR FAVORITE PRESERVATION SUCCESSES FROM THE PAST YEAR

## Partnerships

By Douglas Ito, Board President

Dear Washington Trust Members and Friends,

I have begun my term as President of the Board of Directors in this new year that will hopefully bring stability and continued health for the organization.

I'd like my first comments in this new role to be a heartfelt thanks to Kelly Hufty, who for nearly five years elevated our organization's professionalism and public outreach as our Membership and Events Coordinator. Kelly is a woman of grace, intelligence, and humor—I speak for the entire board and especially our staff when I say it has truly been an honor working with her these past years. We are not letting her get too far away, though—she knows the value of involved membership, and we look forward to her continued support.

As an introduction to myself, I am a partner at SMR Architects in Seattle and am the past Chair of the city's Pioneer Square Historic Preservation District Board. I have been designing, adapting, reusing, rehabilitating, and preserving buildings for my entire career in architecture. One of the primary things I have learned is that preservation does not happen in a vacuum: partnerships are essential to achieving our preservation goals.

Through our partnership with the Washington State Department of Archaeology and Historic Preservation (DAHP) to administer grant programs for Heritage Barns and historic county courthouses, the Trust's outreach and connections are felt by all who drive by rural, agricultural lands or visit our county seats. In turn, these programs bring farmers and county officials into the fold of preservation. In managing the state's Main Street program, again in partnership with DAHP, we demonstrate the economic value of preserving and revitalizing our historic downtowns. Business owners and merchants become active players in preservation.

The Trust also understands that sustaining the preservation movement requires engagement with a younger audience. To facilitate this, we have

solidified an annual partnership with the National Park Service to hold Discover Washington: Youth Heritage Project (YHP), a summer program that will help cultivate future partners by enabling high school students to learn about historic and cultural places and landscapes throughout the state.

Most importantly, our members constitute our core partners. As president, this is a partnership I would like to see more fully developed. Our members are tuned in to local issues and help inform our decisions on how to best allocate resources. As such, we strive to keep the dialogue active and to connect members across geographical boundaries. But we can always improve, so let us know how we're doing! Ultimately, it is through your local advocacy and your financial support that the Trust is able to concentrate efforts to ensure historic resources like the Enchanted Valley Chalet in Olympic National Park can be saved for future generations.

Through these many partnerships, and through the hard work of our incredibly wonderful staff, we have accomplished much in the last year. Looking ahead, I'd like to share my goals for the upcoming year to keep our organization strong and growing: a return to staffing levels that allows for a field services director; greater connection and education with the general public, particularly with populations of color to demonstrate how historic preservation can impact all communities; expanded programming throughout the state and at the Stimson-Green Mansion; increased involvement in the actual work of preservation, whether through a revolving loan fund or even real estate opportunities.

Admittedly, this is an optimistic wish list. But we must remember that in any endeavor, our success will be amplified when healthy partnerships are involved. This is the work I am proud to do. I hope you all will partner with me and our staff to make 2015 a banner year for historic preservation.

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### National Trust Partners Network

*Cover photo: The B Reactor at Hanford was on our 2004 Most Endangered Properties List, and this year is part of our 2014 Best Moments in Preservation. Legislation passed in December to create the Manhattan Project National Historical Park, which will include the B Reactor.*

# Restoration & Renewal at Santos Place

By Ann Kendall for Environmental Works

## The Need

Amidst Magnuson Park's wide variety of built and natural community resources sits Solid Ground's Santos Place. This historic former WWII soldiers' barracks now houses 42 formerly homeless men and women. Originally renovated to transitional housing in the late 1990s, by last year time had taken a toll on the building both at the exterior and interior – a variety of mechanical units clung to deteriorating asbestos siding, windows were nearing failure, and tree roots snarled too close to the building, threatening the foundation. For Solid Ground, the need to upgrade the building and its systems was mission critical. In affordable housing, a crumbling facility is a resource at risk and does not send the message of human renewal – but restoration of this historic building into a durable, stable, and safe structure would offer a meaningful message for residents.

## The Project

The main challenge in renewing Santos Place was a human one: the building was to remain open and operational during the entire project with all 42 units occupied. To minimize disruptions to Santos Place residents and programs, construction was planned carefully. During the course of the project, over 50 meetings were held with residents to keep them informed of upcoming inconveniences, and work was completed in sections instead of building-wide. Improvements included new windows, insulation, siding, roofing, and mechanical systems. Due to the building's location within the Sand Point Naval Base Historic District, exterior work on siding and windows required review and approval from the Seattle Landmarks Preservation Board and the Washington State Historic Preservation Office in the Department of Archaeology and Historic Preservation. New interior ventilation, individual in-unit thermostats, and new heat pump heating systems in common areas add to the interior comfort while providing

energy cost savings and allowing the removal of aged mechanical equipment from exterior walls. To accomplish Santos Place's transformation, Solid Ground and Ally Community Development leveraged a combination of city and state energy efficiency funds to supplement other funding for the project.

## The Impact

Comfort is a key word that residents use to describe the restored building. For this mutual housing model, Santos Place provides a sturdy respite for 42 formerly homeless individuals, a third of whom are veterans. The hard work of our team including Solid Ground, Ally Community Development, and

Walsh Construction created an enduring iteration of the Santos Place building where residents can find their own restoration and renewal.

Read about Solid Ground's programs, including transitional and permanent housing at [solid-ground.org](http://solid-ground.org). Our other project partners can be found at [allycommunitydevelopment.com](http://allycommunitydevelopment.com) and [walshconstructionco.com](http://walshconstructionco.com).

To learn more about the design work of Environmental Works, feasibility studies for non-profit organizations, and partnerships, visit our website at [etworks.org](http://etworks.org).

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Views of Santos Place before (above) and after (below) restoration.

## 2014 Best Moments in Preservation

Because our 2013 Best Moments in Preservation list last year so well received, we are excited to continue the new tradition and present the 2014 Best Moments in Preservation. To keep a positive perspective, we believe it is important to recognize the progress we've seen in preservation across the state each year. These accomplishments are for all to share and celebrate – the local advocates who made it happen; the Washington Trust's membership, board, and sponsors who support local preservation efforts; and all stakeholders invested in sustaining our heritage. We hope 2015 will bring continued success and growth for statewide and local preservation in Washington.

### Saving the Green Mountain Lookout

Listed as a Most Endangered Property in 1999 and again in 2011, this year the Green Mountain Lookout was officially saved. In early April, the Green Mountain Lookout Heritage Protection Act was passed, permanently blocking a federal judge's 2012 order to remove the structure from the Glacier Peak Wilderness. A huge thanks to all who have worked so hard for so many years to save this wonderful historic structure, with a special shout out to the Darrington Historical Society. We

especially thank Senators Patty Murray and Maria Cantwell, along with Representatives Suzan DelBene and Rick Larsen, for sponsoring the legislation and ultimately securing unanimous support for the bill.

### Three Washington properties recognized by the National Trust

Speaking of the Green Mountain Lookout, it was one of three awards from the National Trust for Historic Preservation bestowed to projects in Washington State. The Green Mountain Lookout received the John H. Chafee Trustees' Award for

Outstanding Achievement in Public Policy, the Wing Luke Museum (our 2014 Youth Heritage Project home-base) received the Trustees' Emeritus Award for Excellence in the Stewardship of Historic Sites, and the restoration of the King Street Station (which was featured on our "Best of 2013" list) received a National Preservation Honor Award. All three awards were presented during the 2014 National Preservation Conference held in Savannah, GA last November. Video presentations for each award can be accessed at [preservationnation.org](http://preservationnation.org).

### Moving the Enchanted Valley Chalet

Amidst much public support, the Enchanted Valley Chalet was successfully moved away from the Quinault River in September. This was a huge success for a very prominent property on our 2014 Most Endangered List, but the Chalet is not "out of the woods" yet. There is currently no long-term preservation plan in place, but we are hopeful that the officials from Olympic National Park and other partners will continue to work together to find an acceptable permanent location for the Chalet within the Enchanted Valley.

### Spokane Preservation Program

Special valuation is an incentive for historic property owners that subtracts, for up to ten years, rehabilitation costs (for certain historic structures) from property tax assessments, effectively lowering property taxes. This program is administered locally by the Spokane City/County Preservation Program. For 2014, Spokane realized nearly \$1.8M in special tax valuation dollars spent rehabbing historic properties in the city and county, which is a fantastic achievement! This success, and many others, helped to renew the commitment to historic preservation between the City of Spokane and Spokane County, with the county pledging \$30,000 in financial support for the preservation program in 2015.



The Goodyear Tire and Rubber Company in Spokane, before (above) and after (below), a project that received special valuation tax incentives.

## Morgan Middle School Rehabilitation Plan

In October, the Ellensburg School District Board of Directors unanimously voted to rehabilitate the historic 1929 and 1935 portions of Morgan Middle School, a 2011 Most Endangered Property. A bond measure seeking funds for the project will be on the ballot in 2015. This outcome would not have been possible without the concentrated effort of the group “Modernize our Morgan” (MOM) which raised \$15,000 to commission an independent feasibility study demonstrating the economic value of rehabilitating Morgan Middle School. Special acknowledgment to the late Robert Walker, who provided critical leadership within MOM in support of rehabilitation.

## Residential Historic District in Kent

Mill Creek Historic District became the first residential landmark district designated in King County (outside of Seattle) when it was approved by the Kent Landmarks Commission on November 20. It is significant for its association with Kent’s early development and was home to several leading citizens, including three mayors and Ward Rader, who bottled the popular Rader’s root beer. Most of the houses date to between 1903 and 1916. The designation was a result of a grassroots effort by the local neighborhood council, who worked diligently for more than three years to educate the district’s residents and build overwhelming support.

## Hanford B Reactor & Manhattan Project National Historical Park

It was announced in December that legislation had passed to create the Manhattan Project National Historical Park, which will include the Hanford B Reactor, a listing on our 2004 Most Endangered List. “Creating the Manhattan Project National Historical Park will open the doors for millions of Americans to learn about the scientific achievements made at Hanford,” said Senator Maria Cantwell, who sponsored the legislation. A special thanks to recently retired Representative Doc Hastings, a longtime champion of the effort to establish Hanford B Reactor as part of the Manhattan Project Park.



*The east elevation of the historic Kirkland Cannery.*

## Hitting the Main Street Cap

Last year on our “Best of 2013” list, we reported that donations to tax-credit eligible communities through the state’s B&O Tax Credit Program were the closest they’ve ever been to hitting the annual \$1.5M cap. This year, the cap was reached in early December. This is terrific news, demonstrating the program’s appeal for local businesses and merchants wishing to invest in their communities, but it also highlights the need for an increase to the cap, as not everyone who wanted to donate at the end of the year was able to. Congratulations to our tax credit communities, to the Department of Archaeology and Historic Preservation, and to Main Street Coordinator Sarah Hansen for working so hard to reach this goal.

## Change in Ownership at the Kirkland Cannery

For nearly a decade, the owner of the Kirkland Cannery sought a preservation-minded buyer interested in rehabilitating the community landmark that had been in his family since the late 1940s. In the waning days of December, the announcement came that Kirkland resident Carl Bradley — president of a family nonprofit foundation — will not only

buy the WPA-constructed Cannery Building, but will refurbish its exterior to its historic 1936 appearance. Like any preservation project, formulating a plan is only the first step of a very long process, but it is a crucial one and a cause for recognition and celebration!

## Vancouver Academy Building

Another December event for our list, the Fort Vancouver National Trust (FVNT) announced that they have secured funds to purchase Providence Academy. The imposing 1873 cupola-topped brick school and orphanage designed by Mother Joseph also served as the headquarters for the Sisters of Providence, which, under her direction, established 29 schools, orphanages, and hospitals around the Northwest. Vancouver’s Hidden family saved the building from demolition in 1969 following the closure of the school, and served as its steward, using it for office and commercial space and a wedding chapel. The FVNT is now raising funds for the immediate preservation needs of this iconic building, including a new roof and brick repointing. Mother Joseph’s major role in Vancouver and Northwest history is commemorated in Statuary Hall in the US Capitol where her bronze image is one of two representing the state of Washington.

# Preserving Pullman's Red Brick Road

By Holly Giermann

*"Improvement makes straight roads, but the crooked roads without improvement are roads of genius."* —William Blake

In today's bustling world, roads play a noteworthy, yet often overlooked, role in our daily lives. They lead us to our jobs, recreational activities, places of worship, and, at the end of the day, back to the comfort of our homes. In the 2013 spring term, Washington State University's (WSU) historic preservation class, led by professor Phil Gruen, embarked on a four-week project to determine the significance and context of a particularly extraordinary thoroughfare: Pullman's surviving Star Route. Without any knowledge of the streets' history or significance prior to the initiation of the project, nine WSU students—working in collaboration with Allison Munch-Rotolo of the College Hill Association—dove into their research.

After a slow start, the discoveries began to surface, and the students quickly realized that the brief time-frame of the project would permit them to only scratch the surface of what came to be known as the city's "historic Star Route." At the end of four weeks, the group unanimously voted to extend the project, and it became the anchor of the entire course. Improvement may create more direct routes from place to place, but as we

learned from Pullman's Star Route, old roads are a dying breed with their own merit.

Unpaved dirt roads were the primary networks between town and campus following the establishment of Washington State College in the 1890s, and the Star Route was no exception. Due to the fledgling school's location atop a steep hill above town, access to the campus proved challenging, particularly in inclement weather. As described in the *Pullman Herald* in 1907, "[It is] the most dangerous road in the county . . . If a team should run away on coming down Star Route it would in all probability dash over the yawning precipice and death would be inevitable." Bearing this in mind, by the next decade, citizens were demanding better-paved roads. The town-to-campus route was among the first priorities, as its grade was relatively gentle and, more importantly, offered a direct connection to the Northern Pacific Depot (currently occupied by the Pufferbelly Depot) which shuttled students to and from the growing town. The steepest portion—from the station to what are today Kamiaken, Palouse, and Maple Streets—was paved in red brick to

maximize traction for all manner of transportation throughout the harsh winter months. Similarly, after realizing the immense influence the brick roads had on traffic, Northern Pacific invested in a brick pad surrounding its depot to ensure its usage would last all year round and to facilitate the growth of its business.

The construction of these brick roads—began in 1912 and completed the next year—coincided with an important phase of Pullman's urban growth. As the young campus grew, the need for efficiency became a paramount concern, not only for students but also for mail services. The red brick roads provided this and more, as key structures, like a new local hospital, began to depend on its accessibility, and the roads adopted the title of Star Route in homage to their usage as a rural postal route (represented by three asterisks, or stars). Star Route quickly became a residential hot spot due to its close proximity to campus, as well as its year-round maneuverability. The roads later gained spiritual significance when the town's first Presbyterian Church—now the converted Greystone Apartments—chose to



*Pullman's first Presbyterian Church (background) and Christian Church (foreground) helped transform the brick roads into a spiritual path. Image from WSU Manuscripts, Archives, & Special Collections.*

locate in a pronounced area along them. Other faith-based development followed, transforming the roads into a spiritual path.

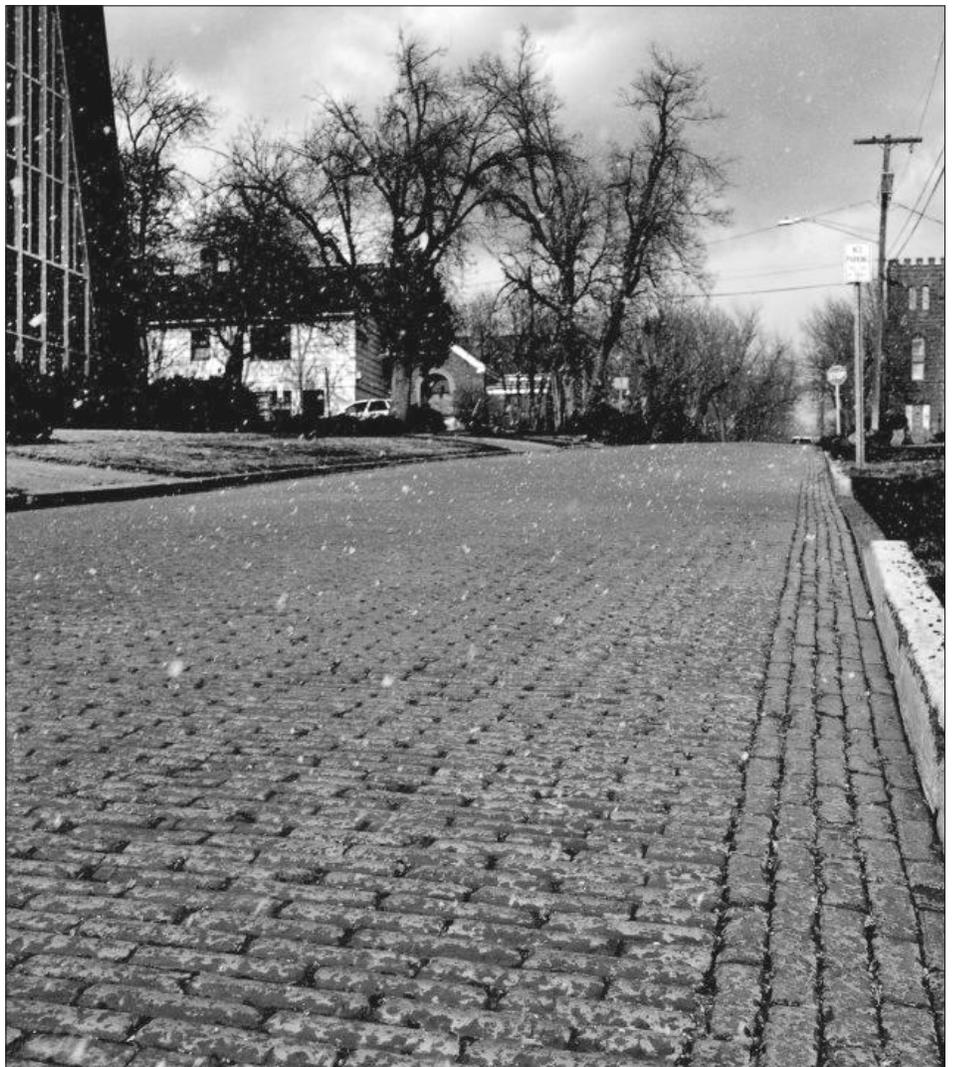
Perhaps the most striking feature of Star Route is the effect it has on those who travel it. From its construction, automobile speed was cause for concern, as even the college president was hit on multiple occasions. An ordinance was passed to limit the speed of automobiles and horses on these newly laid roads to 12 mph in a conscious effort to slow people down. To this day, the red brick roads have this effect, but not because of the speed limit. Although cars have taken over our streets, Star Route is still primarily traversed on foot, and those who venture down its path are often caught looking down, admiring its lost craftsmanship. Unlike much of our infrastructure today, Star Route was meticulously laid by hand, brick by brick, and has maintained its effect of slowing people down because it takes us on a journey into its past.

Today, the red brick roads have been a driving force in making Pullman a representative of historic preservation. Following the completion of the class, Star Route successfully became one of the first items on Pullman's local register. In the following months, it went on to be listed in both the state and national registers as well. Currently, plans are in the works for a commemorative plaque at its terminus to announce the landmark to unaware passersby.

What began as a class assignment became a mission that inspired students and community members alike to recognize the value in their surroundings. In the process, we learned that even the most overlooked aspects of the built environment—in this case, a set of roads—deserve a second glance. Pullman's historic Star Route represents much more than a thoroughfare; it solidifies the connection between "town" and "gown," recalls forgotten craftsmanship, and remains a trace of Pullman's past.



*The brick roads centralized the young town's activity at the Northern Pacific Depot. Image from WSU Manuscripts, Archives, & Special Collections.*



*The brick roads are still used today, and host a number of residential buildings along them. Image from Sarah Eystad.*

# 2015 Valerie Sivinski Washington Preserves Fund Grant Awards

Each year, through the Valerie Sivinski Washington Preserves Fund, the Washington Trust for Historic Preservation provides grant funding to organizations across the state diligently working to preserve local historic resources. Though grant awards are modest, each year recipients report back to us, noting the important role funding plays in leveraging additional contributions, providing support, and ultimately achieving project goals. Since 1998, the Fund has awarded 115 projects totaling almost \$110,000 in funding to local historic preservation organizations and advocates engaged in the important work of preserving Washington's cultural heritage. The intent of the program is to assist preservation projects where they really happen: at the local level. Recipients of the 2015 Valerie Sivinski Washington Preserves Fund grant awards were announced December 11, 2014 at the Washington Trust's annual Holiday Benefit held at the Stimson-Green Mansion, our landmark headquarters.



## White Pass Country Historical Society - High Rock Fire Lookout

\$2000 to restore and rehabilitate the 1929 lookout which has fallen into an unstable and deteriorated physical state due to yearly weathering, increased visitation, and vandalism. Funds will be used to paint the structure and replace exterior features, including the lookout shutters, exterior siding, windows, and catwalk, with in-kind materials in accordance with the original design and historic preservation standards. The High Rock Fire Lookout is one of only three remaining forest fire lookouts in the Gifford Pinchot National Forest.



## Ritzville Museum Volunteers - Dr. Frank R. Burroughs Home

\$1000 to rebuild the side porch entry of the 1890 Burroughs Home as it has shifted and caused the sidewalk to buckle, resulting in a safety concern. A portion of the sidewalk will also be replaced. The project will remove the existing mortar joints along the foundation and repoint them, and a licensed mason with historic preservation experience will be retained to complete the repairs. The home is used year round for social activities and open to visitors for tours from Memorial Day to Labor Day.



## Gig Harbor BoatShop at the historic Eddon Boat Yard - Ellyn

\$1000 to restore the historic wooden boat, Ellyn, built in the 1940-1941 school year by senior class student Lee Caldwell. Due to Ellyn's local ties and to her similarity to the mid-twentieth century Poulsbo Boat design, the Gig Harbor BoatShop (GHB) has made plans to add the restored vessel to GHB's historic-boat livery fleet and will make these vessels readily available for public use. Grant funds will be used for Ellyn's interior components including seats, seat backs, deck combing, motor compartment, floorboards, fastenings, and paint.



## Washington State Parks and Recreation Commission - Catherine Montgomery Interpretive Center

\$1000 to design and fabricate new exhibits for the 1964 Catherine Montgomery Interpretive Center at Federation Forest State Park. The exhibits are out of date and damaged, and the topic of women's history, a central story of the park, is nearly absent. The new exhibits will focus on three distinct themes: Northwest women's history, specifically the life works of Catherine Montgomery and the Women's Federation; local Native American history and the Naches Trail; and old growth forest ecology.



**South Pierce County Historical Society - Tofu House**

\$500 to commission a plot plan, schematic drawings and elevation views of the Tofu House, and secure a building permit for its new location. The former Eatonville Lumber Company dairy milk house, operated by Japanese residents, will serve as the vehicle to tell the story of Eatonville's Japanese-American community in the years prior to their forced incarceration in 1942.



**Broadway Center for the Performing Arts - Rialto Theater**

\$1000 to repair an urgent wood rot problem and inevitable roof leak at the Rialto Theater, built in 1918. There is already evident rot damage, and more is yet unseen on the inside. Work will include the removal/replacement of rotting plywood; coverage of refurbished plywood areas with sheet metal and cap; and coverage of the entire area, including caps, with roofing materials.



**Points Northeast Historical Society - Oil House at Browns Point Lighthouse Park**

\$1000 to continue the restoration efforts of the buildings at the Browns Point Light Station, specifically the original Oil House. This small building is a corrugated metal shed where kerosene was stored and then used to light the navigation lamp in the original lighthouse from 1903-1933. Restoration is needed to repair the badly rusted corrugated metal walls and gutters.



**Tacoma Railcar Preservation Society - Northern Pacific Dining Car #1663**

\$1000 will be used toward the first phase of restoration of the 1910 Northern Pacific Dining Car #1663, which will concentrate on the removal and disposal of the deteriorated roofing system. Once restored, the car will be used as a functioning dining car at the LeMay Family Collections at Marymount.



**Chehalis-Centralia Railroad and Museum - #15 Steam Locomotive, a Baldwin 2-8-2**

\$1000 to rebuild the #15 steam locomotive boiler to ensure compliance with the Federal Railroad Administration's requirement for operation of the locomotive. Funding will be used to acquire needed piping, hardware, and professional services.



**Northern Kittitas County Historical Society - Carpenter House Museum**

\$1000 to pay for paint and labor needed to paint the historic Carpenter House Museum. This historic home was built in 1914, opened to the public as a museum in 1989, and is visited by over 1,200 guests each year.

## Integrus Architecture

*Integrus Architecture comprises a diverse and dedicated group of professionals committed to an integrated approach toward meaningful and lasting design in the public realm.*

Founded in 1953, Integrus has grown to a 100-person firm with offices in Spokane and Seattle. The firm's focus on civic facilities includes learning environments from pre-school through higher education, and justice facilities around the world. Integrus is dedicated to the creation of distinguished architecture – characteristics that make its buildings livable, functional, well-constructed, environmentally responsible, and enjoyable to experience.

As part of their firm commitment to sustainability and community revitalization, each Integrus office is housed in a restored historic structure in the downtown core. The Carnegie Library Building in Spokane was restored after years of disrepair and converted

to offices for the firm in 1993. The Carnegie is on the National Register of Historic Places and receives many visitors to see the restored facility.

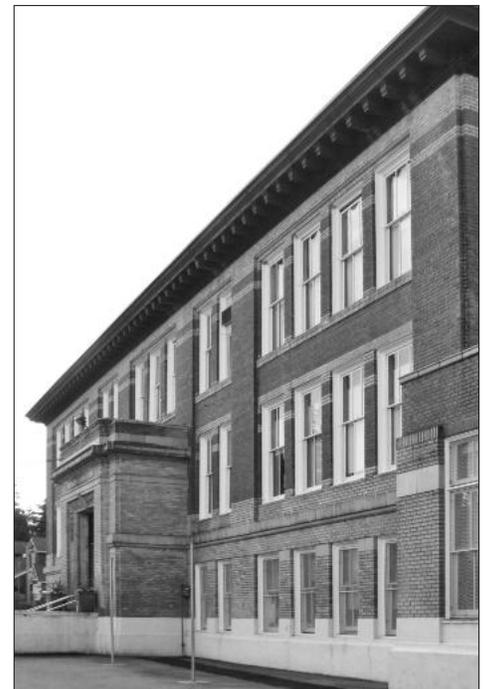
In 2008, Integrus Architecture restored the Union Trust Annex in the historic Pioneer Square neighborhood for its new Seattle office, which had been vacated by the Klondike Gold Rush Museum. In addition to developing the facility as a living example of the firm's commitment to sustainable design, the location reinforces a passion for livable cities supporting the fabric of the neighborhood with the development of a street entrance/gallery embracing the local art scene. The building received LEED (Leadership in Energy & Environmental Design) Gold certification, integrating

sustainable strategies such as the reuse of fir timbers removed during construction as stair treads, structural members, and wall finishes.

Recently, the firm worked with the Seattle Public Schools to gain landmark status for the historic McGilvra Elementary School built in 1913. Over the next few years, the building will undergo renovations sympathetic to the original historic façade, including a lunchroom addition.

The firm has designed award-winning learning environments for PK-12 and higher education institutions throughout Washington, including recognition for design excellence and educational planning.

More information about Integrus can be found at [integrusarch.com](http://integrusarch.com).



Three Integrus projects: the Spokane Carnegie Library (left), the Union Trust Annex entrance (center), and their future project, the McGilvra Elementary School (right).

## Interested in sponsoring the Washington Trust?

Historic preservation is one of the best ways to build thriving neighborhoods, foster community pride, and promote economic development. Corporate sponsorship positively affects the Washington Trust's ability to offer technical assistance, educational outreach, and public policy advocacy in ways that are accessible, applicable, and beneficial to the residents of Washington State. With your help, we can ensure the protection of Washington's meaningful places.

Please visit our website for more information about our sponsorship opportunities: [preservewa/partner-with-us.aspx](http://preservewa/partner-with-us.aspx)

# WHERE IN THE WA IS YOUR TRUST?

## A Waterville gem

When we included the photo of the historic location featured in the October 2014 issue of *Trust News*, we weren't sure how many would recognize the structure due to its location somewhat off the beaten track. However, we were pleasantly surprised by how many correctly identified the Nifty Theatre in Waterville. This included Jon Campbell of Wenatchee, Elsie MacIntyre of Mansfield, Sondra Purcell of Tacoma, and Kelsey Doncaster of Yakima who all called in their correct guesses. Kathleen Brooker of Tacoma emailed the correct guess supplied by her husband, Tim McDonald, a principal with Artifacts Consulting. Tim came across it in 2008 while undertaking a statewide historic theaters survey commissioned by the Washington State Department of Archaeology & Historic Preservation (DAHP). Kris Bassett of Wenatchee was not the first to send in a correct guess, but she probably knows the most about the theater's history, having completed

the nomination for the National Register of Historic Places. She's also been to a show there!

Tucked neatly at the end of East Locust Street in downtown Waterville, the Spanish Mission style frame building was opened in 1919 by W.P. Brown, who lived in the basement apartment with his wife. In addition to showing movies, the small 300-seat theater was the performance space for the community and local high school, as well as traveling vaudeville acts. During the Depression, Mr. Brown sponsored drawings for bags of groceries, and he made sure to keep the community informed throughout the Second World War by showing movie news reels.

The Nifty continued to flourish until 1959 when the Browns decided to cease operations because of competition from television. For almost four decades, the building was largely used for storage by its second owner before it was sold in 1997 to its



*The Nifty Theater interior.*

current owners, Jim and Jenna Dixon. The Dixons have taken on restoration of the building as a labor of love, and it remains largely as it was when originally constructed.

If you have not been to Waterville, we highly recommend a visit, especially since it's one of our newest Main Street communities thanks to the hard work of the Waterville Main Street Association. Stay at the Waterville Historic Hotel, visit the Douglas County Historical Museum, and enjoy dining and shopping at local businesses.



### *Where in the WA? April 2015*

For your next challenge, we have a selfie of State Architectural Historian Michael Houser in front of one of our state's "iconic" landmarks. Email us at [info@preservewa.org](mailto:info@preservewa.org) or call us at 206-624-9449 with the location pictured in the photo. Send us a selfie with your favorite landmark or post it on our Facebook page.

We also welcome images of our readers taken in their favorite places around our beautiful state that we might be able to feature as a *Where in the WA* in the future. Good luck!

## SAVE THE DATE

# REVITALIZewa

### MAY 6-8, 2015 • BELLINGHAM



We are thrilled to announce that RevitalizeWA 2015, our annual Preservation & Main Street Conference, will be held in beautiful and historic Bellingham. The Downtown Bellingham Partnership, along with many other local partners, has already put together a fantastic conference outline that includes conference sessions and events at the historic Mount Baker Theatre and the Rock & Rye Oysterhouse; locally sourced food, coffee, and libations; wonderful downtown tours; and a variety of hotel and local transportation options for conference attendees.

Passionate about a topic? We are currently seeking session proposals for RevitalizeWA. Submissions are due **Monday, March 2**. To download a submission form, visit our website:

[preservewa.org/revitalizewa.aspx](http://preservewa.org/revitalizewa.aspx)

## Board hellos and goodbyes

At the close of 2014, the Trust said goodbye to longtime Board Members Gee Heckscher of Port Townsend and Snohomish County Councilmember Brian Sullivan. During his tenure on the Board, Gee served on a number of committees, including Chair of the Stimson-Green Mansion Committee, and traveled annually to Washington, DC with our delegation of grassroots citizen lobbyists for National Preservation Advocacy Day. With his past experience in the Washington State Legislature, Brian was an invaluable member of the Public Policy & Advocacy Committee. Earlier in the year, we also said goodbye to Gene Grulich of Tacoma.

Our special thanks and utmost appreciation goes to each one of them for their many contributions towards helping us achieve our statewide mission to preserve the places that matter to all Washingtonians. As always, it's not so much goodbye but *auf wiedersehen* since we don't let our former Board members get too far away and try to continue their involvement at the committee level until we can lure them back into service.

In addition, David Strauss, our Board President for the past two years, has completed his term of service in this role for the organization as well as two terms on the Board. However, we are fortunate to have David remain on the Board for one additional year as Immediate Past President. His quick wit, steady head, and calm demeanor was particularly appreciated during the staff transitions of the last two years.

Finally, the Washington Trust recently elected six new members to our Board of Directors: Holly Chamberlain of Vancouver, Cate Comerford of Port Townsend, Erich Ebel of Lacey, Joe McDermott of Seattle, Paul Parker of Olympia, and Clare Petrich of Tacoma. Read on to learn more, and you will see why we are thrilled that they have joined the Board.



### Holly Chamberlain

Returning board member Holly Chamberlain's 35-year historic preservation career began with an internship at the Washington

Trust (although there were myriad family trips to historic sites prior to that). Since then, she has worked at the federal, state, and local levels of government, and in the non-profit and profit sectors.

A native Washingtonian who grew up on the east side, Holly migrated to Seattle for several years after graduating from Whitman College in History-American Studies. After receiving her MA in American Civilization from George Washington University, she returned to the northwest and currently lives in Vancouver USA. Holly is deputy director of Portland's Architectural Heritage Center, and a cultural resources consultant.

Volunteer stints have included service on the Governor's Advisory Council and Clark County Historic Preservation Commission, and as a judge since 1999 for the SW Washington National History Day competition.



### Catherine J. Comerford, AIA

Cate Comerford is an architect whose design practice concentrates in historic restoration, historic interior rehab, adap-

tive reuse and traditional design. Her projects have included the Grant Hall Cadet Restaurant at West Point; restoration of the Bond House Porch for Montclair State University; Reconstruction of the historic OGCMA tent/structures in Ocean Grove, NJ; renovations of historic African American homes of the Mission Street District in Montclair, NJ; renovation and alterations of the Majestic Hotel

and the Shawmont Hotel in Ocean Grove, NJ; and the renovation of many historic NJ Shore homes.

In 2010, Cate and her partner moved to Port Townsend, and opened her practice. Cate was commissioned to select the exterior colors and their placement for the Eisenbeis Building in PT, which won the 2014 Excellence on Main Award for visual impact from WA Trust. She has recently begun working with the Fort Worden PDA in their ongoing efforts to refresh/rehab the interiors of residential units, including the Hospital Steward's Residence, and 6E and 6W of Officer's Row.

Cate serves on the Port Townsend Historic Preservation Commission and on the Port Townsend Main Street Design Committee.



### Erich Ebel

Erich Ebel is a born and raised Washington native. He's lived on the green side as well as the brown side, floated the rivers and skied

the mountains, fished its lakes, hiked its trails, marveled at its geology, and studied its fascinating, storied history.

Serving on the Lacey Historical Commission, Erich provides leadership in raising awareness of Lacey's history and preservation of local historic resources. Erich is also the History Insider for *Scenic Washington*, a travel and tourism magazine and website geared toward helping visitors and residents alike discover their own scenic byways or weekend hideaways. Erich currently works for Pierce County as an Information Specialist and spent the previous two decades in the media and state government communications. You can read articles Erich has written for his Washington State blog at [WashingtonOurHome.com](http://WashingtonOurHome.com) or watch his videos at [PierceCountyTV.org](http://PierceCountyTV.org).



**Councilmember  
Joe McDermott**

A King County Councilmember since 2010, Joe McDermott spent a decade in the Washington State Legislature, first in the House of Representatives and then in the Senate. As a Councilmember, McDermott serves as an ex officio member of the 4Culture Board of Directors.

Joe's path in life was influenced in 3rd grade when he read "Arthur Denny's Dream," leading him to major in History (and Political Science) at Gonzaga University and spend seven summers while in the Legislature working as a tour guide for Bill Speidel's Underground Seattle Tour. Joe's current preservation interests include Mukai Farm & Garden on Vashon Island and the Alki Homestead in the Alki neighborhood.

Joe and his husband Michael, a filmmaker, live in West Seattle. Among his community involvement activities, Joe is on the Advisory Board for the Highline Historical Society and Southwest Seattle Historical Society.



**Paul Parker**

Paul Parker has spent over 30 years in and around state legislatures, here in Washington and his native state of Michigan. He has worked as committee staff and lobbyist, and taught public policy at The Evergreen State College. His policy experience lies primarily in land use, natural resources, energy, and transportation policy. While Assistant Executive Director for the Washington State Association of Counties in 2005, he worked with the Trust to win the initial funding for the historic county courthouse program.

Through his 15 years of work with county governments and his current employment as Deputy Director of the Washington State Transportation

Commission, Paul has been in every county (and nearly every city) in Washington multiple times. A planner at heart, he has lectured extensively on the Growth Management Act and has been project director twice for the Washington Transportation Plan (WTP), the statewide long-range transportation plan. WTP 2035 looks at transportation as a means (not an end) to sustainable communities, strong economies and a high quality of life.

Paul and his family live in Olympia on the edge of the historic Bigelow Neighborhood. A graduate of Detroit Public Schools, he attributes his love of cities and their history to his childhood in Detroit. In addition to a BA in American Cultural Studies from Michigan State University (1977), he has a JD (1983) and MPA (2005) from the University of Washington.



**Clare Petrich**

Clare Petrich currently serves a commissioner for the Port of Tacoma, and she is a small business owner with strong ties to Tacoma's maritime heritage. She is co-founder and chair of the Commencement Bay Maritime Fest, and she is deeply involved in maritime heritage research.

Clare serves on the Joint Municipal Action Committee, Pacific Northwest Waterways Association, the Youth Marine Foundation, and the Washington Council on International Trade. She is a past president of the Puget Sound Regional Council's Economic Development District Board and continues to serve on this board. She is also a past president and secretary for the Trade Development Alliance of Greater Seattle. Previously, Clare also served a term as the board president of the Tacoma Historical Society.

Clare is a graduate of Manhattanville College in New York and received her master's degree from the University of Virginia.

**New staff**

*In October last year, we were saddened to say goodbye to Kelly Hufty, our former Membership and Events Coordinator, but couldn't be more thrilled to introduce our two newest staff members. Tamara and Kristen joined us in November and are already great additions to our team.*



**Tamara Gill:  
Membership and  
Events Coordinator**

Tamara has worked in a variety of outreach capacities, most recently at the City of Seattle's Office of Arts & Culture, where she helped with community outreach and events; managed content for the newsletter, website and social media; and promoted the work of the public art team. Previously, Tamara also worked in public relations for the city's Department of Planning and Development and spent five years as communications director for the Glass Art Society, an international arts non-profit organization based in Seattle.

Tamara is passionate about art, architecture, design, and preservation, and previously served as managing editor of the Texas Society of Architect's magazine *Texas Architect*. She received her bachelor's degree in English, minor in anthropology, from the University of Tennessee, and couldn't live without a latte a day, people who make her laugh, books that resonate, road trips with friends, and music.



**Kristen Howard:  
Main Street Program  
Assistant Coordinator**

Kristen has a background in urban planning and economics. She has previously worked as a consultant for small- to mid-sized communities in community branding, economic development, and market analyses as well as a logistics coordinator for General Electric's wind energy division. While earning a masters degree from Clemson University in Clemson, South Carolina in city planning, she focused on planning for public art and community development.

As a recent transplant to Seattle, Kristen enjoys traveling across the state, trying new outdoor activities, and exploring Seattle neighborhoods. So far, her favorite preservation spots are the Nuclear Reactor Building on University of Washington campus and the Discovery Park Lighthouse.

## Putting First Hill in the Spotlight

By Lawrence Kreisman, Program Director, Historic Seattle

On December 4, 2014, as the culminating celebration of Historic Seattle's 40th anniversary, the organization launched the first in-depth look at one of our city's most significant neighborhoods, *Tradition and Change on Seattle's First Hill: Propriety, Profanity, Pills, and Preservation*.

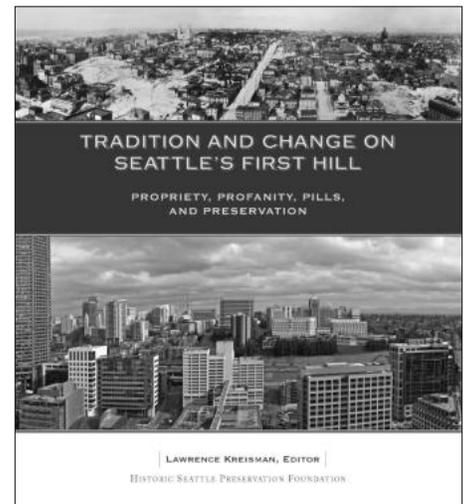
First Hill became the location of important churches, clubs, hotels, schools and residences for civic leaders and entrepreneurs from the 1890s until World War I. From Sixth Avenue to Broadway and from Pike Street to Yesler Way, streets were filled with elaborate residences, boarding houses, and fraternal and ethnic community halls welcoming newcomers to the Northwest from America and abroad. Many early buildings have been demolished. Their losses accompanied the transition to a denser neighborhood of institutional and commercial buildings, apartment

houses, and the center of Seattle's health care industry.

We are grateful for 4Culture's Heritage Special Projects funding, in addition to over 85 individuals and businesses who provided financial support for this publication, covering our entire production cost, allowing book sales revenue to go directly back into the Historic Seattle Preservation Foundation to support our educational mission. Thanks also to our outstanding team of local historians—Paul Dorpat, Dotty DeCoster, Jacqueline Williams, Dennis Andersen, Luci J. Baker Johnson, and Brooke Best—who committed a huge amount of volunteer hours to research, write, and review their chapters.

We sincerely hope that *Tradition and Change on Seattle's First Hill* will stimulate interest in citywide understanding of a historically significant and remarkably vital urban neighbor-

hood, how and why it changed, and the potential that exists for future development. We hope it will encourage residents, office workers, shoppers, concert and lecture attendees, and visitors to do some critical thinking about what it is that makes this place special and worthy of preservation.



## Battle Ready: The National Coast Defense System and the Fortification of Puget Sound, 1894-1925

Washington State University Press has recently published *Battle Ready: The National Coast Defense System and the Fortification of Puget Sound, 1894-1925*. Written by David M. Hansen, the book describes the design and implementation of the extensive network of defenses and the experience of serving in the fortifications during their period of greatest importance.

*Battle Ready* explains that the United States had always flanked its most important harbors with big cannon chambered in thick walls of brick and stone. Useful protection in the days of wind-driven warships, but of no value against the steam engines and steel battleships of the last half of the 19th century. Suddenly, important coastal cities were open to attack by ocean-going marauders, bent on commercial destruction if not outright invasion. To counter that threat, the Army's Corps of Engineers set out to build an array of

fortifications to ensure that no warship could pass through Admiralty Inlet.

But what was modern in an era characterized by rapid technological change did not stay modern for long, and by World War I, the defenses could no longer defeat newer warships. A slow decline culminated with the passage in the 1950s of Fort Casey, Fort Worden, and Fort Flagler to the state of Washington as parks. These three forts at Admiralty Inlet are listed in the National Register of Historic Places, as is Fort Ward on Bainbridge Island; Fort Worden is distinguished as a National Historic Landmark.

*Battle Ready* untangles the threads of their history and details the significance of the defenses in clear and approachable language. It is the first portrayal of the former defenses that is based on extensive research from many different sources, and avoids the technical content favored by specialists.

The author has a long career in the field, having served as the Washington State Historic Preservation Officer and as manager of historic preservation programs for Washington State Parks. He is an authority on military architecture and is a founding member of the Scientific Committee on Fortifications and Military Heritage, a component of UNESCO's International Council of Monuments and Sites.



# THANKS TO YOU

Only through membership dues and contributions is the Washington Trust able to accomplish our mission to help make local historic preservation work and build an ethic that preserves Washington's historic places through advocacy, education, collaboration and stewardship. The Board of Directors and staff sincerely thank our following partners in preservation who have contributed to the Washington Trust during the past quarter.

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