

The Blue Mountain Dispatch

Courtesy of the Weston Area Development Association



September 2023

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Should You Hire a Professional?

May 16, 2023

By: Emily Potter

Once you've decided whether you need to restore or rehabilitate your historic house the next step is deciding whether you want to DIY it or hire a professional.

Taking on a restoration or rehabilitation project can be enjoyable if you like hands-on work, whereas hiring a professional can save you time. Or, you might want to do a little of both, where you work on the projects you're passionate about and contract experts to finish the rest.

Whatever approach you take, the decision involves knowing how much time and money you want to spend, what your interests are, and what skills you're looking to hire someone for. This list of questions will help you explore different types of professionals who can help you, plus important things to consider before hiring them.

Should I contract with a historical researcher?

A historical researcher typically provides the homeowner with a written report detailing the history and architecture of the house, along with biographical sketches of former owners or inhabitants. Researchers can also complete nomination forms to list properties in the national or state register or local list of historic buildings.

What can an architect do for my project?

Architects can inspect the historic house to determine existing conditions; develop an architectural program to determine best uses for existing rooms; provide conceptual drawings; assist homeowners with obtaining and reviewing bids from contractors; and develop



Set of architectural plans — photo by: Sven Mieke

Regret goes only one way. The preservation of historic buildings is a one-way street. There is no chance to renovate or to save a historic site once it's gone. And we can never be certain what will be valued in the future. This reality brings to light the importance of locating and saving buildings of historic significance—because once a piece of history is destroyed, it is lost forever.

From "Six Practical Reasons to Save Old Buildings" by Julia Rocchi
<https://tinyurl.com/42ezucrt>

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WADA Receives Wildhorse Foundation Grant

Weston, OR – The Weston Area Development Association (WADA) is pleased to announce the receipt of a generous grant of \$30,000 from the Wildhorse Foundation for the revitalization of two cherished

WILDHORSE FOUNDATION

historic buildings within the Weston Historic Commercial District.

This grant has proven to be a pivotal milestone, enabling WADA

to fulfill a crucial 30% match requirement for another grant dedicated to the same revitalization initiative.

Expected to begin in September, the project begins with restoration work on the Long Branch Café & Saloon building, a venerable cornerstone of Weston's history. Erected in 1874, this historic edifice had been undergoing restoration efforts until a fire damaged the structure two years ago. While the Long Branch Café & Saloon reopened its doors in 2022, substantial rehabilitation remains necessary



to fully recapture the building's former grandeur.

The second part of the project is to revitalize the Old Post Office. It was constructed in 1885 and holds profound significance to the Historic District.

The majority of the restoration involves tuckpointing. Tuckpointing is the process of removing deteriorated mortar, filling joints with new mortar that matches the brick, then applying a thin line of putty in a contrasting color down the center of the joint. This recaptures the original look of the brickwork. It is a labor-intensive job and requires skill.

Supplementary tasks involve the replacement of compromised roofing sections and the abatement of hazardous materials, ensuring the structures' compliance with contemporary safety standards.

Upon completion, this revitalization will be a positive economic influence for the Weston community. With an estimated total project cost of approximately \$350,000, WADA is a mere \$4,000 short of securing the full funding needed to bring this ambitious restoration to fruition. The generous assistance

of various grants and contributions has brought WADA remarkably close to attaining their fundraising goal.

WADA expresses profound gratitude to the Wildhorse Foundation for their contribution, acknowledging the pivotal role their support has played in rejuvenating the Weston Historic Commercial District. The



community eagerly anticipates the transformation of these historic treasures, breathing new life into the heart of Weston.

About Weston Area Development Association

The Weston Area Development Association is a dedicated nonprofit organization committed to preserving the rich history and fostering sustainable growth within the Weston community. Through collaborative efforts, WADA initiates and supports projects that enhance the appeal and vitality of Weston's historic landmarks, ensuring their legacy for generations to come.

About Wildhorse Foundation

The Wildhorse Foundation was established on January 1, 2001 for the purpose of formalizing charitable giving on behalf of the Wildhorse Resort & Casino and the Confederated Tribes of the Umatilla Indian Reservation. Funds from the Wildhorse Foundation are used for education, public health, public safety, gambling addiction prevention, the arts, environmental protection, cultural activities, salmon restoration, and historic preservation. Grants are awarded on a quarterly basis with deadlines on January 1, April 1, July 1, and October 1. For more information, visit TheWildhorseFoundation.com.

About the Confederated Tribes of the Umatilla Indian Reservation

The Confederated Tribes of the Umatilla Indian Reservation comprises the Cayuse, Umatilla, and Walla Walla tribes, formed under the Treaty of 1855 at the Walla Walla Valley. In 1949, the tribes adopted a constitutional form of government to protect, preserve, and enhance the reserved treaty rights guaranteed under federal law.

Note: WADA is still seeking grants to cover the costs of the roof replacement on the Longbranch.

Submit Your Photo to the 2024 USDA in Oregon Calendar!

Help us showcase our Oregon farmers, producers, and ranchers once again. Submit your photos to kate.brauner@usda.gov by September 30.



OREGON FARM SERVICE AGENCY



2024 CALENDAR PHOTO SUBMISSION

We would like to once again showcase Oregon farmers, producers, & ranchers in each Oregon county in our **2024 USDA in Oregon** calendar!

If you would like submit photos with these categories in mind, please submit **by September 30, 2023** (photos can be from any prior year). Please include your name, county, category, and brief description. Photos can be digital and e-mailed to EmmaLee.Demianew@usda.gov, or printed and dropped off at your [local USDA Service Center](#).



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CATEGORIES

AGRICULTURE LANDSCAPE

PEOPLE IN AGRICULTURE

A RURAL WORKDAY

AGRICULTURE ANIMALS OR CROPS

URBAN AGRICULTURE



Governor Signs Oregon Nonprofit Modernization Act Task Force Into Law!

The Governor’s legislative Task Force on Modernizing Grant Funding and Contracting is accepting applications to serve on a 15-member body responsible for examining how the state’s granting and public procurement practices limit the wages of employees of nonprofit organizations and making recommendations to the Oregon Department of Administrative Services.

There are nine positions reserved for nonprofit representatives. The task force is expected to convene in October 2023 and anticipated to meet monthly. The task force’s work is to be completed by September 2024. NAO highly encourages any interested in nonprofits to [apply](#).

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Weston Area Development Association

WADA was organized as a nonprofit to assist in obtaining grants, appropriations, donations, and other types of funding to work on historic preservation, economic development, and more in the Weston area — not just downtown.

Weston is in need of funding to restore the downtown buildings as well as develop economic opportunities for the community. WADA will work cooperatively with local, state, and federal government resources.

For more information:

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Facebook:

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501 (c) 3 nonprofit
Tax ID: 88-0783039

WADA is a Connected
Communities member of the
Oregon Main Street Network.

Oregon Cultural Trust
approved nonprofit.

We are a Gold Star at
<https://www.guidestar.org>

Spotlight On Weston's Historic Buildings

Building No. 10

110 1/2 East Main Street

Common name: Old Post Office

Current Name: Old Post Office

Date of construction: circa 1895

Style: Italianate

Significance: Primary

Description: Single story brick masonry building of locally manufactured brick, rectangular in plan. Approximate frontage on Main Street is 37 feet. Facade is organized, like that of the ground story of the Prutsman Building (Inventory #4), as three major openings under segmental arches, the two outer bays being shop windows with

brick bulkheads, the central bay being an entrance. Window sash and door have been replaced. Major vertical divisions are marked by beveled brick pilasters from foundation to parapet, and the upper wall is articulated by corbeled string courses, the topmost of which is denticulated. On the rear, or south wall is a frame shed addition.

This building housed the U.S. Post Office Weston from 1910 to 1960. Since that time, it has been used as a residence, a doughnut shop, saloon, and the start of a museum, which was halted due to the death of the owner.



Weston's First Woman Postmaster



Pinkerton April 6, 1911.

Luella early conceived the idea of being a schoolteacher and was graduated from the Eastern Oregon State Normal School formerly located in Weston. She is also a graduate of the State Teachers' college, La Grande, and attended Bellingham Normal. She began teaching school at the early age of 17 years and for 13 years she was a successful teacher in the Weston Grade school. Pupils who studied

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under her attest her ability. Her further teaching experience was at Meacham, Mission, and Reith in each of which schools she served as principal. She gave up teaching to accept work in the Weston post office after her late husband had been appointed postmaster.

Mrs. Pinkerton was appointed acting postmaster of Weston, May 2, 1938,



and on July 29, 1939, received her commission as postmaster from President Roosevelt. She led the eight applicants for the place who took the civil service examination with an excellent grade. She has shown that her qualifications and capability are beyond question.

Mrs. Pinkerton is talented in art, in music and dramatics. She was a member of Weston's celebrated ladies band, which played a number of engagements at the Pendleton Round-Up. She was a violin student at Whitman Conservatory of Music, Walla Walla, and at one time had at Weston High School orchestra. She excelled as a director of school plays and operettas and painted the scenery used for those productions. She was brought up on a farm and is a proficient horsewoman.

Weston's first postmaster was Thomas T. Lieuellen. Among his successors were Luman S. Wood, Richard M. Powers, Lewis R. Van Winkle, Merritt A. Baker, Leon W. Lundell, and Charles L. Pinkerton.

Walking tour link:

<https://www.theclio.com/entry/163819>

Information from the National Register for Historic Places — Weston Commercial Historic District

OHS reintroduces the Oregon TimeWeb

Oregon Historical Society (OHS) is excited to announce the relaunch of the Oregon TimeWeb (oregontimeweb.org), an interactive timeline and digital portal for exploring Oregon history. Originally built in 2009, the TimeWeb was created to provide teachers with a dynamic means of introducing students to primary sources, the building blocks of historical inquiry.

Thanks to an American Rescue Plan Act grant from the State Library of Oregon, the TimeWeb has now been redesigned using the latest technology for a new generation of users. The project also included major improvements to the [Oregon History Project](#) and the [Oregon History Wayfinder](#).

Using a timeline format to demonstrate change over time, this website encourages users to reconstruct the context in which a document, image, or object was created by connecting a single primary source to a web of primary source materials from the Oregon History Project and entries from [The Oregon Encyclopedia](#).

By linking multiple voices and perspectives about a single historical event to each other, the TimeWeb allows users to explore historical events as the multifaceted and complex processes they were.

Support WADA with Business Card Ads

Business card size ads for your business, event, or just to wish someone a Happy Birthday or Happy Anniversary. \$25 per month. Send your business card or we can design the ad for you. Deadline is the last week of the month to appear in the next month's newsletter.

Painting Tips and Hints

Exterior Painting Tips for the Do-It-Yourselfer

The end of summer is in sight and, before the days grow too short, it may be time to start that house painting project you've been planning to do. We've put together a list of helpful tips to help keep you on track with your goals.

Planning a house painting project this season? Commonly viewed as a dreaded laborious task, using these tips will result in a professional-looking, longer-lasting paint job, after which you can hang up your ladder and not need it again for many years!

Do an extensive assessment. Are there specific problem areas? Is something causing the paint to peel within a year or two of painting—moisture problems, decayed wood, improper prep? Correct these issues before you correct the symptom (the peeling paint).

Preparation is the key to a durable paint job. Do a thorough prep job, including scraping to remove all loose or flaking paint to the next sound layer, sanding to feather the edges where there is paint buildup and to dull gloss finishes, and washing to remove, dirt, dust and mildew. Closely follow all recommendations for handling lead paint. (*See note below.) Allow ample time for the surface to completely dry before painting.

Repair or replace any rotten or damaged wood. Prime all surfaces of new wood, don't forget ends too! Re-nail loose clapboards with stainless steel

ring-shank nails.

Pressure/power washing and sandblasting are not recommended paint removal or cleaning techniques. They can damage the wood's surface and allow moisture to get inside the wall cavity.

Apply a good quality oil-based primer to all bare wood within 48 hours of scraping. If applying a latex topcoat over oil paint, apply a complete coat of oil primer to all surfaces first.

After priming, fill holes, caulk minor cracks and butt joints, and caulk around doors and windows where necessary. Do not caulk the undersides of the clapboards.

Latex or oil? Basically, it depends on the material being painted and the environmental conditions. Latex is desirable if a breathable surface is required. Oil is used when adhesion is an issue, moisture is not, or when covering a previous oil coat.

Buy the best quality paint you can afford. High quality paints are more chalk resistant and have better color retention and durability.

Never paint when temperatures are below 45° F. Latex should not be used below 50° F. It is best to paint in the shade. Direct sun causes rapid drying time often resulting in lap marks and leveling problems. Do not paint on foggy, damp or high humidity days. Make sure the weather forecast is clear until the paint is completely dry. Only paint clean dry surfaces.

The two topcoats (preferably the same brand as the primer) should be applied immediately after the primer has dried.

Keep your painted surfaces clean and mildew-free to extend the life of your paint. A quality paint job can be expected to last 5 – 8 years or longer.

Be environmentally conscientious when disposing of excess paint and empty paint cans. Oil paints should be disposed of at your town's sanitation facilities on hazardous waste collection days. Latex paint cans, once dried out, can be recycled.

Enjoy your beautiful paint job!

* As a homeowner doing your own painting, you are exempt from the requirements of the Renovation,



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6 Tips for Documenting Historic Details Before They Disappear

By: Meghan White

Once this building is demolished, it can never be rebuilt in the same way, but an accurate record of historic details can help preserve the structure's legacy.



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Exterior Painting Tips for the Do-It-Yourselfer

Repair and Painting Law. But you should be very familiar with the best handling practices for lead paint.

Visit the Preservation Alliance's website for more Historic Property Resources: <https://nhpreservation.org/>

Helpful Websites:

National Park Service

<https://www.nps.gov/tps/how-to-preserve/briefs/10-paint-problems.htm> (Preservation Brief 10 - Exterior Paint Problems on Historic Woodwork)

www.alsnetbiz.com/homeimprovement/procedurext.html (Handy website for do-it-yourselfers)

Lead Paint Websites:

<https://www.finehomebuilding.com/membership/pdf/15587/021150066.pdf> (Finehome Building - Lead-Paint Safety, at Home and on the Job)

<https://www.epa.gov/lead/renovation-repair-and-painting-program> (EPA - Lead Renovation, Repair and Painting Program)

https://www.hud.gov/program_offices/healthy_homes/lbp/hudguidelines (U.S. Department of Housing and Urban Development – Guidelines for the Evaluation and Control of Lead-Based Paint Hazards in Housing)

Any career preservationist (and many amateurs) can relate to the frustration of realizing even one photograph of an altered structure could prove invaluable to a modern-day restoration or research project.

For those of us who love historic buildings and might be working on a rehabilitation, for example, it's important to document what you see before the structure begins to change. Once you alter physical aspects of a structure, you can never return it to what it was.

In the end, maintaining a record of your property means that no matter what happens in the future, you and others will be able to know precisely what was once there. Below are six simple ways to create that invaluable record and ensure the legacy of the historic structure that matters to you.

1. Prepare yourself with questions about all the possible details to document.

Think to yourself, "What could be lost? What are the materials that make up this structure? Where are the visible signs of craftsmanship? What elements are important to remember?"

Or, to look at it from a different angle, consider the original craftsman who built the structure in question—what would they want us to remember if their work disappeared?

If you train your mind to consider what details you need to document on paper, computer, or through photography, it will be easier for you to know the right direction to take and not feel overwhelmed.

2. Imagine what you would want in the worst-case scenario.

A seasoned preservationist once asked me, "If the structure and all evidence of it burned in a fire tonight, would someone be able to reconstruct it based on your documentation?"

If you feel confident a structure will stand for eternity, or that someone else could save the day if disaster struck, a lot of important historic features and architectural elements could be gone for good. Adopting a worst-case mindset will encourage you to leave no details undocumented in case all is indeed lost.

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Should you hire a professional?

Tip: To find an architect qualified for your project, contact your local or state chapter of the [American Institute of Architects \(AIA\)](#). You can also reach out to your [state historic preservation office \(SHPO\)](#). Note: Neither the AIA nor the SHPO guarantees or endorses the work of the architects on the list.

What could an interior designer add to my project?

An interior designer specializes in interior finishes, including wall, floor, and ceiling surfaces, fixtures such as lighting, kitchen, and bathroom, and furnishings.



Stained-glass craftsman demonstrating his skill.

How do I decide on a landscape architect or designer?

A landscape architect or designer can analyze the existing landscape, design one that is appropriate to your house, and prepare drawings and specifications for its restoration or rehabilitation. They can also help obtain bids from landscape contractors and oversee the work.

Tip: Check your [state chapter of the American Society of Landscape Architects \(ASLA\)](#), as well as your SHPO. As with architects, no endorsement is given or implied.

Article online at <https://tinyurl.com/mw4amxz5>

Slide share: <https://tinyurl.com/yjxx28um>

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6 Tips...

3. Learn how to create architectural photos.

Photography is one of the first skills a preservationist should learn. Don't worry if your photo skills don't typically reach beyond the pressing of your smartphone's touch screen. Instead, focus instead on [what you can—and should—document](#).

First, you want to start with the big picture. If you're photographing a staircase that has become too unstable and cannot be saved, you would begin creating images of as much of the staircase as you can fit in the frame. Make sure it's clear where the staircase is in relation to the rest of the property. Next, create detail photographs of the balusters, risers, and any ornamentation. Try to document details straight on; images created from an angle can warp perspective and lead to a false interpretation.

4. Describe the details in writing.

If you prefer using a pen over a lens, record as much as you can from what you observe. Architectural historians, engineers, and architects rely on written descriptions more than you may think.

As with photography, start big. If you are familiar with architectural terms, that's great—otherwise, be as descriptive as you can when documenting interior configuration, the appearance of the stage and its construction materials, the floor materials, the appearance of the walls, etc. Even describing something intangible like the atmosphere and the lighting of a place can be helpful.



photo by: Gatanass/Flickr/CC BY SA 2.0

Recording exact measurements of historic details can be extremely helpful to those embarking on future projects.



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6 Tips...

5. Measure the architectural features.

When documenting architectural features that are at risk, don't underestimate the usefulness of simple math. Grab a rigid ruler (soft ones stretch out over time, so measurements won't be accurate), measure what might not be rehabilitated or reconstructed, and then write those measurements down. Consider sketching what you are measuring, too. You can use the sketches to identify exactly what elements your measurements refer to for people who may use your notes in the future.

If, for example, you're turning your carriage house or stable into a garage, measure the length and width of the carriage house interior. If divisions or stall partitions no longer exist, see if you can find holes in the ground or markings on the wall that could indicate where they used to be. Measure the length and width of those, too, as well as the height for any markings on the walls. You can be a real go-getter and record using [Historic American Buildings Survey \(HABS\) standards](#), but it's okay to measure however you feel comfortable.

6. When it comes to documenting details, trust

your gut.

Things you may believe to be insignificant usually won't be. If they are, no harm done! If you think that maybe, possibly, you should photograph that odd nick on the brick wall of your historic kitchen, don't think twice—document it for posterity.

Through it all, keep this in mind: If a building is set to be demolished, or is beyond repair already, documenting what you can preserves a unique record of that structure that could prove very useful to someone many years down the road.

An earlier version of this story was published on December 6, 2016.

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Historic Weston, Oregon

A Town Rich in History



www.HistoricWestonOregon.com

Blue Mountain (Kees) Cemetery

www.BlueMountainCemetery.com

Information on Burials including photos of headstones, some obituaries, and other related historical information can be found on this website. There is also a map on the website. The original website was a labor of love by Bob Gilliland. It was a miracle that it could be recovered from an archive website with only a few items not recoverable as the domain expired.



Isham Saling House

Weston, Oregon

Weston's Historic Brick Home

<https://IshamSalingHouse.com>

Walking Tour is Online at:
www.WestonOregon.com

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HistoricFunding.com

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**Weston Area Development
Association (WADA) was organized
as a nonprofit to encourage restoration
and revitalization in downtown Weston
and the general area that results in
economic development and a positive
sense of community.**

**We have a vision to preserve and
enhance the historic charm and
uniqueness of the history of Weston.**

www.WestonOregon.com

WADA is a 501(c)(3) not for profit organization. All donations are tax deductible to the extent of the law. We recommend that you consult your CPA or Tax Attorney regarding donations. Tax ID: 88-0783069